



MLS 7029960 Commercial

\$0

1819 Division Street
Bemidji MN 56601

Status: Active

Description:

Prime Warehouse & Storefront Space for Lease – High Traffic Location

Exceptional opportunity to lease over 8,900 sq ft of heated warehouse and retail storefront space located along Bemidji's Highway Bypass with outstanding visibility and high traffic counts. This highly accessible location provides easy access to all areas of Bemidji.

The property features 12 total overhead doors with convenient drive-through bays, making it ideal for distribution, service operations, retail, or light industrial use.

- Approximately 4,200 sq ft with 10' overhead doors
- Approximately 4,000 sq ft with 12' overhead doors
- Fully heated space throughout
- Flexible layout with potential to split square footage to fit your needs

Excellent combination of warehouse functionality and storefront exposure in a premier commercial corridor

Additional Details:

Year Built	1986
Lot Acres	1.666
Lot Dimensions	175x310
Garage Stalls	6
School District	31
Taxes	\$9,309
Taxes with Assessments	\$9,309
Tax Year	2025

Additional Features:

Fuel: Natural Gas **Garage:** 6 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

Driving Directions:

West on 5th St. before the bypass.



Listed By:
Grimes Realty

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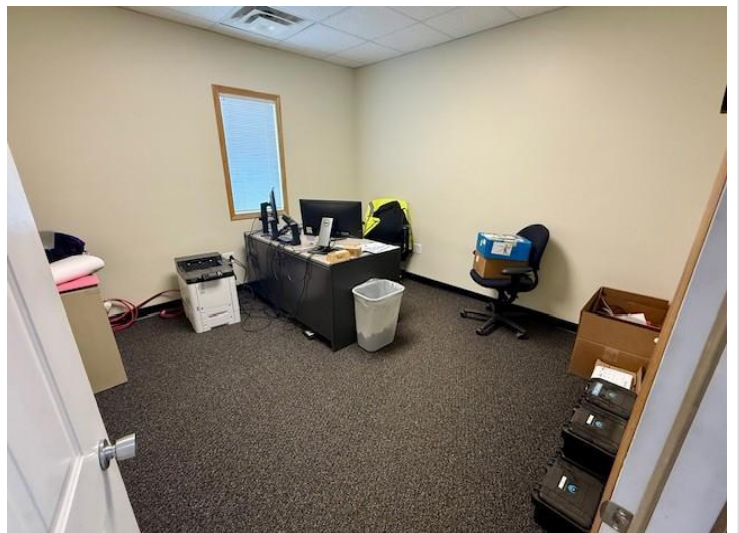
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