



MLS 7032263 Commercial

\$1,950,000

23973 Hazelwood Drive
Nisswa MN 56468

Status: Active

Description:

Discover a rare office and warehouse opportunity in Nisswa, designed to inspire productivity while offering exceptional flexibility for both owner-users and investors. The property encompasses 36,000+ square feet, with 10,000+ SF currently leased, providing income in place while leaving 18,000+ SF of office space and 7,500+ SF of warehouse space available to occupy or lease. Inside, the office complex blends modern design with functional workspace. Glass-walled conference rooms, open collaborative areas, and multiple private offices create an ideal environment for a growing team. The space is highlighted by bright open lighting, barnwood workstations and a central open courtyard. The 7,500+ SF warehouse area, equipped with four overhead doors, offers convenient access for shipping, storage, or operational support. Whether you're expanding your operations, establishing a regional headquarters, or adding a quality asset to your portfolio, this versatile Nisswa property offers immediate income, flexible space, and long-term potential.

Additional Details:

Year Built	1975
Lot Acres	4.12
Lot Dimensions	494.67' x 383.54' x 494.6' x 357.65'
Garage Stalls	3
School District	896
Taxes	\$33,225
Taxes with Assessments	\$33,250
Tax Year	2025

Additional Features:

Fuel: Array **Heat:** Forced Air

Driving Directions:

From Hwy 210/371 intersection in Baxter - North on Hwy 371 to Nisswa - West on CR 77 (at Sportland Corner Stoplight) - Property is on the South, just after the waterpark



Listed By:
Close-Converse Commercial Prop

Affinity Real Estate Inc. participates in the Regional Multiple Listing Service of Minnesota, Inc Broker Reciprocity (sm) program, allowing us to display other broker's listings on our website. All properties are subject to prior sale, change or withdrawal.



Call Affinity Real Estate

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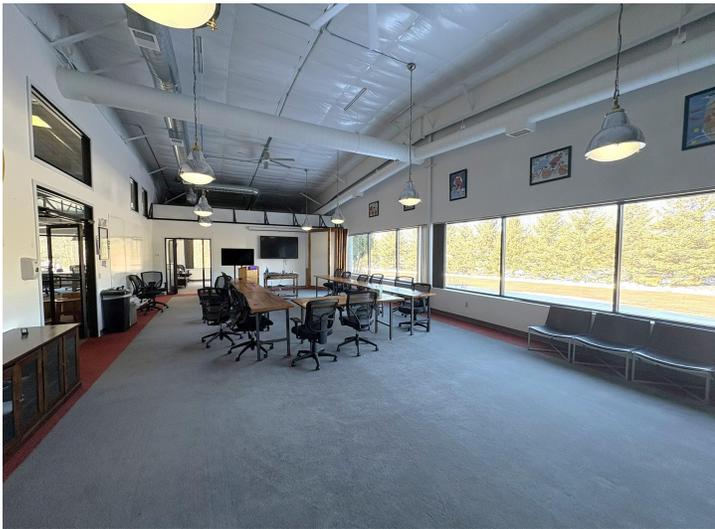
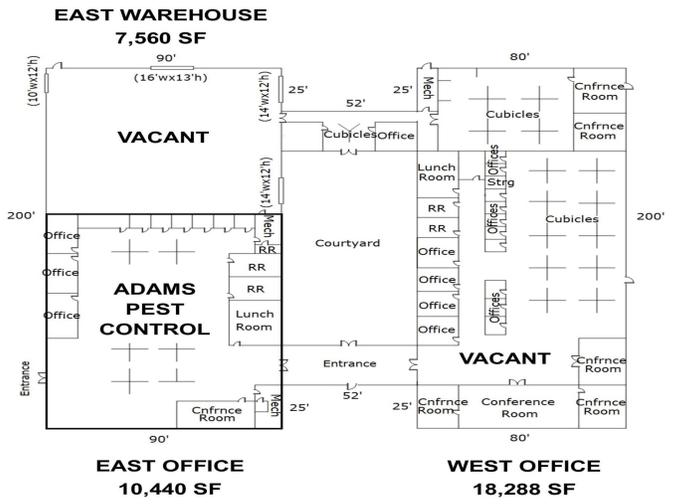
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