



MLS 7032662 Commercial

**\$399,000**

1206 Prairie Avenue  
Staples MN 56479

Status: Active

**Description:**

Fantastic Location in the Staples Industrial Park, this phenomenal building is 4,316 Square Feet and contains everything you need and more to START or RELOCATE your BUSINESS.

Featuring a Large shop/warehouse area that is heated, and also cooled, has a ceiling height of 15 ft, a drive-in garage door, and also a loading dock area, and complete with a reception area and offices in the front. Situated on a 1+ acre corner lot.

**Additional Details:**

|                        |           |
|------------------------|-----------|
| Year Built             | 1979      |
| Lot Acres              | 1.1       |
| Lot Dimensions         | 242 x 193 |
| Garage Stalls          | 5         |
| School District        | 2170      |
| Taxes                  | \$2,646   |
| Taxes with Assessments | \$2,646   |
| Tax Year               | 2025      |

**Additional Features:**

**Fuel:** Natural Gas **Garage:** 5 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

**Driving Directions:**

From Staples, go north on Airport Rd, to Left onto Prairie Ave NW. Property on Left.



Listed By:  
Smart Choice Realty

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**

**218-237-3333**

**info@affinityrealestate.com**



**Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470**



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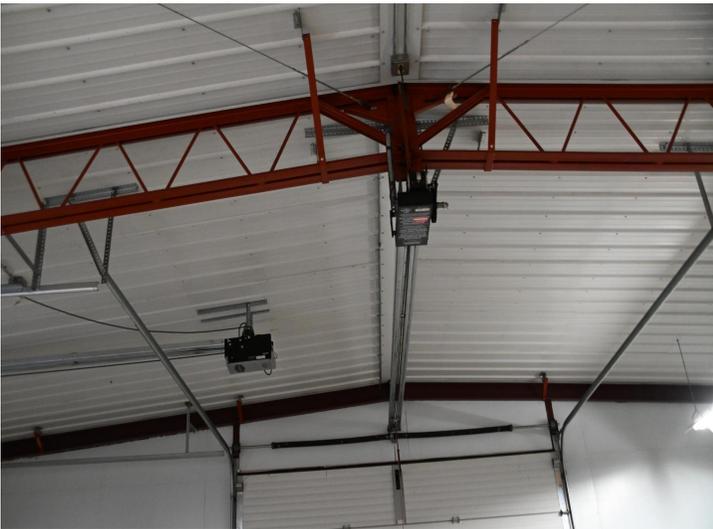
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