



MLS 7039608 Commercial

\$550,000

413 Pacific Avenue
Randall MN 56475

Status: Coming Soon

Description:

Turn-key rare business opportunity of a life-time for new owners to take over this long time successful retail shoes & accessory store and repair shop! Inventory, fixtures, equipment, business rights over \$375,000 value and owner apprentice options included! Seasonal clothing and accessories, tons of shoes, boots and sandals plus apartment or breakroom upstairs! Many brands including but not limited to: Minnetonka, Keen, New Balance, Irish Setter, LaCrosse, Merrell, Belleville, Rocker, Carolina, Wolverine, Double H Boots, Clarks, DuRango, Red Wing, Baffin, Danner & more! Forced Air AC and Heat with 4 thermostats/zones for efficiency! Newer roofs (2024 S portion & 2018 N portion). Staffing and owner-transfer timeframe available to make this an easy transition for all!

Additional Details:

Year Built	1947
Lot Acres	0.252
Lot Dimensions	50x110
School District	1795
Taxes	\$1,324
Taxes with Assessments	\$1,324
Tax Year	2025

Additional Features:

Basement: Partial **Fuel:** Array **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

Driving Directions:

Hwy 10 to Randall, downtown on Pacific Avenue.



Listed By:
Central MN Realty LLC

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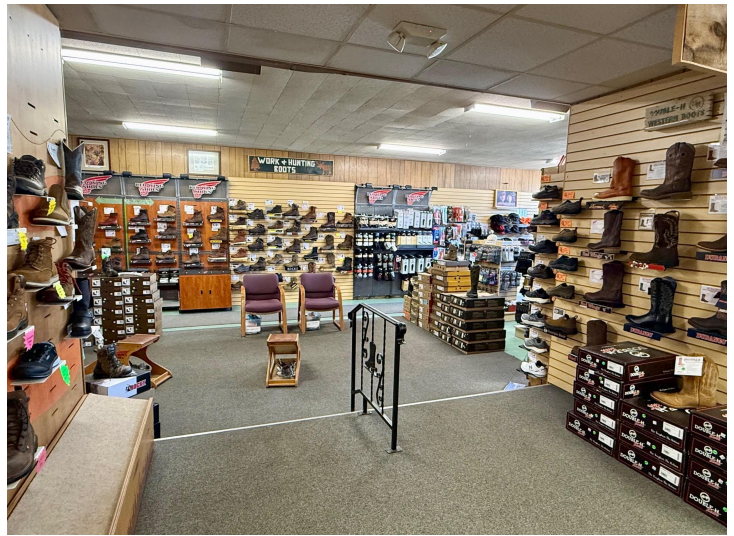
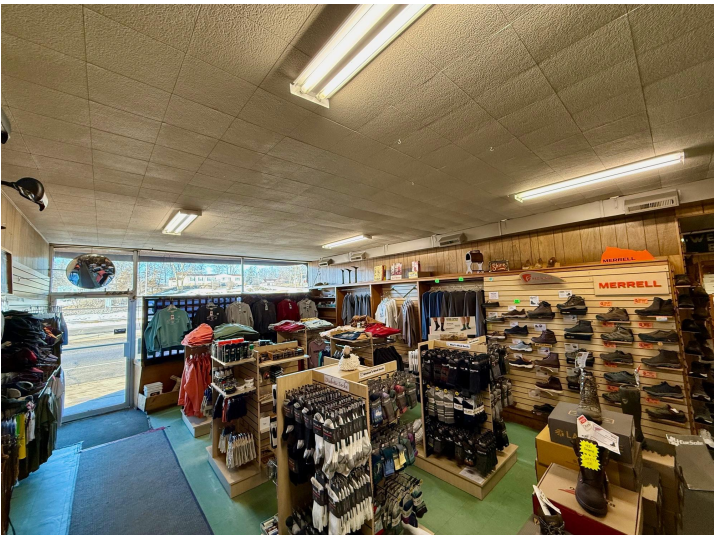
Call Affinity Real Estate

218-237-3333

info@affinityrealestate.com



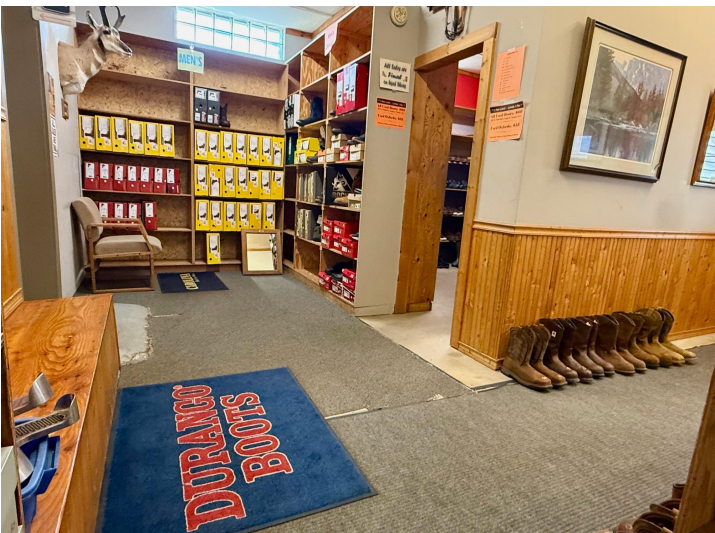
Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470



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