



MLS 7106218 Land

**\$275,000**

0.8 Acres  
Other

(L1B1) Swann Drive  
Crosslake MN 56442

Status: Active

**Description:**

Position your business for success with this prime commercial development opportunity in the heart of Crosslake. This 0.8-acre commercial lot is ideally located directly across from Crosslake Town Square and features an existing paved parking lot, offering added value and development flexibility. Surrounded by a strong mix of thriving retail, restaurant, and professional office businesses, the property enjoys outstanding visibility, accessibility, and year-round traffic. Just steps from the Town Square's vibrant public entertainment area, the site benefits from community events, seasonal tourism, and a steady flow of local visitors. Whether you're planning retail, office, restaurant, or service-oriented development, this is an exceptional opportunity to establish your presence in one of the Brainerd Lakes Area's most desirable commercial destinations.

**Additional Details:**

Lot Acres	0.8
Lot Dimensions	345.57' x 197.85' x 254.69' x 42.53'
School District	186
Taxes	\$1,764
Taxes with Assessments	\$1,764
Tax Year	2026

**Additional Features:**

**Driving Directions:**

At the round-a-bout at CR 3 and CR 66 - North on CR 66 - East on Swann Drive - Property is on the North between Ostlund Ave and Allen Ave



Listed By:  
Close-Converse Commercial Prop

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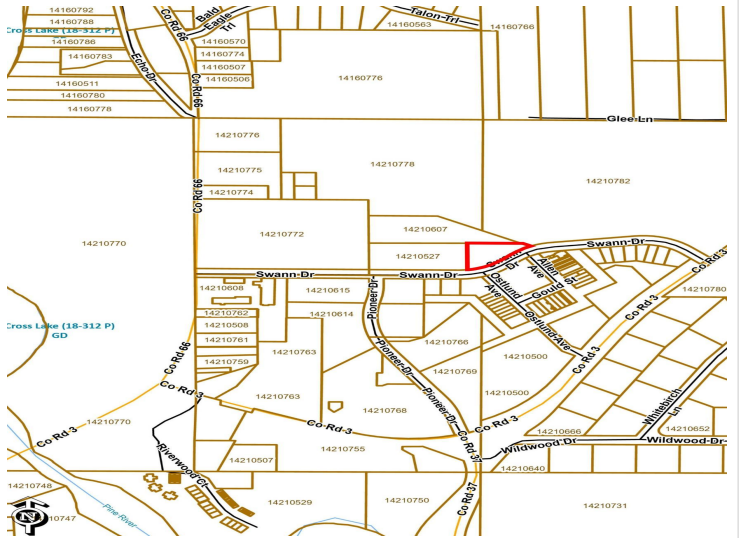
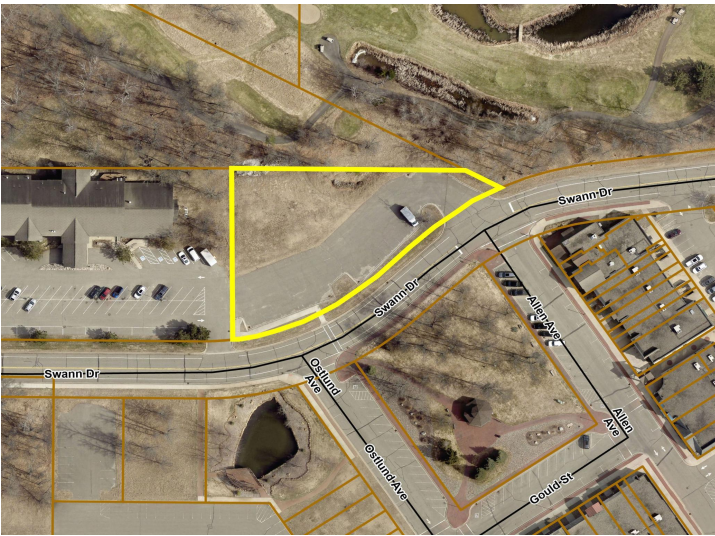
**Call Affinity Real Estate**

**218-237-3333**

**info@affinityrealestate.com**



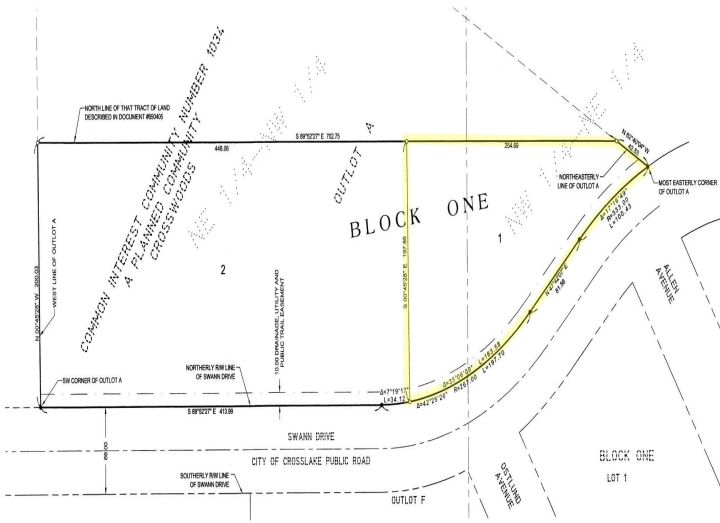
**Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470**



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