

MLS 7174408 Commercial

$799,900

20996 County Road 1
Emily MN 56447

Status: Active

Description:

Excellent opportunity to own a well-maintained building currently operating as a liquor and sporting goods store in the heart of Emily! Situated at a high-traffic intersection, this property features uniques set up with amenities including a beer cave, bait tank, super clean retail spaces, two separate basements and more. The property also includes a 3-bedroom, 2-bath 3175 sq foot residence with a newly renovated main level, offering the option to live on-site or generate additional rental income. A detached 28x26 garage is plumbed for in-floor heat. Heating options include a propane furnace and outdoor wood boiler, along with central air conditioning. Whether you're looking to continue the existing business type, put your own spin on them, or enjoy the convenience of living on-site while running your business, this versatile property offers tremendous opportunity!

Additional Details:

Year Built	2009
Lot Acres	0.68
Lot Dimensions	50 x 150
Garage Stalls	2
Taxes	$10,020
Taxes with Assessments	$10,020
Tax Year	2026

Additional Features:

Basement: Block, Storage Space, Sump Basket, Sump Pump **Fuel:** Propane, Wood **Garage:** 2 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** 4-Inch Submersible, Drilled, Well **Air Conditioning:** Central Air

Driving Directions:

Just off the busy corner of State Highway 6, on County Road 1 in Emily.

Listed By:
eXp 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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