



MLS 6191133 Commercial Sale

\$139,900



Description:

Well maintained 1900 sq. ft. building located in the charming town of Menahga MN. Front has 1230 sq. ft. of commercial space and rear 615 sq. ft. apartment. Located next to Cenex but building is extremely well insulated from exterior noise. Has metal maintenance free exterior. 3 parking spots in rear & street parking in front. Commercial space was a hair salon and recently all plumbing connections and floating floor were removed. Also UPDATED furnace, air conditioning, new vinyl plank floors in main area and updated bathroom. Would make nice commercial office space. The 1 bedroom apartment has ¾ bath, nice size combination kitchen, living, dining room and a den. Apartment's hardwood floors were recently refinished & look brand new. Commercial space has new natural gas fueled forced air furnace and the apartment has electric baseboards. The commercial space also has new central air conditioning. Building would work nice for someone to operate as a business in front and live in the back.

Additional Details:

Year Built	1960
Lot Acres	0.07
Lot Dimensions	24x125
School District	821
Taxes	\$1,226
Taxes with Assessments	\$1,738
Tax Year	2023

Additional Features:

Fuel: Electric, Natural Gas **Heat:** Baseboard, Forced Air

Driving Directions:

From Hwys 71/34 in Park Rapids, go S on Hwy 71 to Menahga 12.2 miles, turn left onto Main St NE and property is on the left next to the Cenex Gas Station. Turn left into the alley, parking is at rear of building.



Listed By:
Coldwell Banker Crown Realtors

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218-237-3333

info@affinityrealestate.com



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