



MLS 6465720 Commercial

\$175,000

206 Minnesota Avenue Sebeka MN 56477

Status: Active

Description:

I'm pleased to present an excellent business opportunity: the Sebeka Hardware Store, offered at \$175,000. This is a complete turnkey operation, established and successfully run by the same owner for over 40 years. The sale includes three parcels of land, the store building, storage facilities, a garage, and a potential apartment space. You'll also acquire all fixtures, available inventory, established supplier contacts, and a great team of staff who are keen to stay on. With a paved parking lot and on-street parking, this business is ready for a seamless transition. The owner has passed away, and his family would like to see his dream continue. The store's manager is available to provide advice and is willing to stay on to run the store for you. This is a fantastic opportunity to step into a fully established business with a strong foundation.

Additional Details:

Year Built 1900 Lot Acres 0.57 Lot Dimensions 108 Garage Stalls 2 School District 820 Taxes \$2,391 Taxes with Assessments \$2,660 Tax Year 2023

Additional Features:

Basement: Partial, Concrete, Storage Space Fuel: Natural Gas Garage: 2 Heat: Forced Air Sewer: City Sewer/Connected Water: City Water/Connected Air Conditioning: Central Air

Driving Directions:

From Hwy 71 go East on Minnesota Ave to address and sign, on North side of road.



Listed By:

Dane Arthur Real Estate Agency-Crosslake

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