



MLS 6541094 Commercial

**\$995,000**

402 Wren Trail  
Backus MN 56435

Status: Active

**Description:**

Backus - "The Corner Store" - Rarely do business opportunities arise where a decades old establishment is made available on the market. For 29 years, the Sheley family has run an exceptional operation with excellent returns in the convenience store retail, restaurant and gas business. If you are looking to re-locate to the lake country and run your own operation, now is the time to take a look at this "destination" north country business.

**Additional Details:**

Year Built	1950
Lot Acres	2
Lot Dimensions	185x200x32x225x318x70x125x185x25x170
School District	2174
Taxes	\$4,056
Taxes with Assessments	\$4,356
Tax Year	2024

**Additional Features:**

**Fuel:** Propane **Heat:** Forced Air **Sewer:** Septic System Compliant - Yes, Tank with Drainage Field **Water:** Drilled, Well **Air Conditioning:** Central Air

**Driving Directions:**

9 Miles N. of Pine River on #371 to business on right.



Listed By:  
Heartland Real Estate

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](mailto:info@affinityrealestate.com)



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