



MLS 6574744 Land

**\$119,000**

2.2 Acres  
Raw Land

TBD-Lot 8 Ottertail Road  
Walker MN 56484

Status: Active

**Description:**

Expand Your Business in Walker's Prime Industrial Park! Are you ready to expand your business or start up your vision of a new enterprise? Look no further! This 2+ acre commercial lot in the thriving industrial park of Walker is the perfect place for your business. Spacious 2+ Acre lot with ample space for your building, parking, and future growth. Prime Location situated just north of Walker with easy access to State Highway 371, ensuring convenience for clients and suppliers. Zoned Commercial and fully compliant and ready for your commercial ventures. Join a community of established businesses and take advantage of the existing infrastructure and services. Don't miss this opportunity to secure a prime piece of real estate in one of Walker's most desirable commercial areas. Whether you're expanding your current operations or launching a new business, this lot offers the perfect foundation for your success. Located just outside of city limits, taxes about half of what in city limits would be!

**Additional Details:**

Lot Acres	2.2
Lot Dimensions	438x325x440x201
School District	113
Taxes	\$94
Taxes with Assessments	\$94
Tax Year	2024

**Additional Features:**

**Driving Directions:**

from Walker north on 371, left on East Ottertail Road NW, follow to "T" with Townhall road. Property will be on your left. its the southeast corner of East Ottertail and Townhall Road intersection.



Listed By:  
Bill Hansen Realty/Longville

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**