



MLS 6639946 Commercial Sale

**\$112,000**

**Description:**

Here is the perfect blend of value and opportunity located in downtown Staples! The spacious main-level of this building was formerly a dental office and offers 5 exam/office spaces, storage room, bathroom, additional office and supply room. The full, unfinished (heated) basement has a washer, dryer, sink, shower and toilet. The upper level apartment is 2 bedroom/1 bathroom and offers separate entrances at the both front and back of the building. Significant opportunity for investors!

**Additional Details:**

Year Built	1940
Lot Acres	0.08
Lot Dimensions	25x137x25x137
School District	2170
Taxes	\$2,032
Taxes with Assessments	\$2,032
Tax Year	2024

**Additional Features:**

**Basement:** Block, Full, Unfinished, Walkout **Fuel:** Electric **Heat:** Baseboard, Boiler, Dual, Hot Water **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air, Wall Unit(s)

**Driving Directions:**

West on Hwy 10 in Staples; Right on 4th Street for one block: North at stop sign to property on Right.



Listed By:  
Edina Realty, Inc.

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