



MLS 6690985 Commercial

**\$250,000**

318 Jefferson Street  
Wadena MN 56482

Status: Active

#### Description:

Income earning opportunity in downtown Wadena! Don't miss your chance to own this nearly 7000 square foot office building that produces steady rental income with the potential for so much more. Property features 4 rented units with the possibility of renting up to 8! Not only is this a great location just a few blocks from the intersection of Highway 10 and 71, but the building is in great shape. Wadena is a growing community that is home to over 4,000 residents, an 18 hole golf course, brewery, retail shops, many restaurants and so much more. Call today for a showing!

#### Additional Details:

Year Built	1940
Lot Acres	0.16
Lot Dimensions	50x140
School District	2155
Taxes	\$2,576
Taxes with Assessments	\$2,576
Tax Year	2025

#### Additional Features:

**Basement:** Slab **Fuel:** Electric **Heat:** Baseboard **Sewer:** City Sewer/Connected **Water:** City Water/Connected

#### Driving Directions:

South of Highway 10 on Jefferson Street. About 2.5



Listed By:  
Hinkle Realty

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