Affinity
REAL ESTATE INC

MLS 6753658 Commercial

$999,900

1213 Broadway Street
Alexandria MN 56308

Status: Active

Description:

Finally, prime real estate can be yours in Downtown Alexandria with ample parking and a nearly 10,000 sq ft updated building! Situated on a prominent corner of Broadway Street, this property enjoys maximum exposure to high volumes of foot and vehicular traffic. Current layout and use includes one portion being rented out to an operating business, the 2nd area set up as a banquet room, the third space for catering/kitchen prep and the 4th area is heated shop/warehouse space. With endless opportunities, this building could be perfect for retail, office, health care, restaurant or mixed-use development. Recent updates include: new HVAC systems, parking lot, fenced in parking area, lighting, flooring, walls, electrical, plumbing, fire suppression system and more! Don't miss this rare opportunity to own a prime piece of Alexandria's commercial real estate landscape. Whether you are ready to take your business to the next level and make that move to thriving downtown or are just wanting to invest in premium real estate, this property is not going to be around long!!

Ask about lease options as well.

Additional Details:

Year Built	1946
Lot Acres	0.62
Lot Dimensions	180x150
Garage Stalls	2
School District	206
Taxes	$14,794
Taxes with Assessments	$14,794
Tax Year	2025

Additional Features:

Basement: Partial **Fuel:** Natural Gas **Garage:** 2 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

Driving Directions:

SE corner of 12th and Broadway Alexandria.

Broker Reciprocity

Listed By:
Edina Realty, Inc.

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
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