



MLS 6765304 Commercial

\$950,000

301 Nokomis Street Osakis MN 56360

Status: Active

Description:

For Sale: 20-Unit Apartment Building with 12-Site RV Park – Prime Value-Add Opportunity!

Discover an exceptional investment opportunity with this 20-unit apartment building paired with a 12-site RV park, located in a high-demand area. Built in 2014, this well-maintained property offers a mix of residential and untapped RV park revenue potential, making it a perfect value-add acquisition for savvy investors. Apartment Building Details:

20 Units Total:

18 Efficiency Units – Ideal for low-maintenance, high-demand rentals

- 1- One-Bedroom Unit
- 1- Large Two-Bedroom Unit

RV Park Details:

12 Fully Equipped Campsites:

Each site includes water, sewer, and electric hookups

Concrete pads for durability and ease of use

Untapped Revenue Stream: Current ownership has not developed or marketed the RV park, presenting a significant opportunity to generate additional income. Capitalize on the rising demand for RV camping by marketing and managing these turnkey sites. The apartment building provides consistent cash flow with a diverse unit mix catering to various tenant needs and is strategically located near the interstate on the main road that leads right through Osakis and onto Alexandria positioning the property to attract both long-term tenants and seasonal RV campers

Why This Property? This unique combination of steady revenue from the apartment building and an undeveloped RV park offers investors the chance to acquire a stable asset with significant upside. By focusing on the RV park's development, new ownership can boost NOI and capitalize on the growing RV camping market. Don't miss this chance to own a versatile property with immediate income and long-term growth potential!

Additional Details:

Year Built 2014 Lot Acres 1.73

386x149x429x96x30x160 Lot Dimensions

Garane Stalls

Listed By213 ConnCrete Realty Solutions

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