



MLS 6792265 Land

\$420,000

3.85 Acres
Raw Land

292 Convenience Lane
Bemidji MN 56601

Status: Active

Utilities

- Water & Sewer: City of Bemidji
- Electricity: Ottertail Power
- Gas: Embridge Energy
- Parcel 1 ID: 030166200
- Parcel 1 Taxes (2022): \$1,732
- Parcel 2 ID: 030166300
- Parcel 2 Taxes (2022): \$5,452

Property & Pricing

- Parcel 1 - 2.23 acres:
\$242,000 or \$2.50 psf
- Parcel 2 - 3.85 acres:
\$420,000 or \$2.50 psf
- Total - 6.08 acres:
\$595,000 or \$2.25 psf



Description:

Approximately 6.08 acres of land for sale in Bemidji. Located directly off of heavily traveled Highway 2 and Highway 71. This site has excellent visibility from Highway 2 with easy off and on access. Parcels can be combined or split with zoning that allows for a wide variety of use. This property is idea for automotive, equipment or accessory dealerships.

Additional Details:

Lot Acres	3.85
Lot Dimensions	513 x 523
School District	31
Taxes	\$8,336
Taxes with Assessments	\$8,336
Tax Year	2023

Additional Features:

Driving Directions:

South of the intersection of Highways 2 & 71 and West on Convenience Lane SE. Posted sign frontage.



Listed By:
Rice Real Estate Services, LLC

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