



MLS 6800229 Commercial

\$2,750

207 2nd Street Bemidji MN 56601

Status: Active

Description:

Welcome to an exceptional leasing opportunity in the heart of downtown Bemidji! This spacious, well-maintained unit offers 2,839 square feet of flexible space with endless potential for retail, office, medical, or professional use.

Currently utilized as additional seating and meeting space for Cantabria Coffee, this property features approximately 2,100 square feet of open floor area up front—ready to be customized to suit your business needs. A cozy, newly constructed fireplace adds warmth and charm, creating an inviting atmosphere for clients and customers alike.

Beyond the large point-of-sale counter, you'll find additional retail or office space, along with a private restroom, break room, and private office. The clean, finished layout and open floor plan provide a blank slate for your vision — whether you're expanding an existing business or starting fresh in Bemidji's vibrant downtown district.

Positioned on a busy street that sees roughly 3,300 vehicles per day, this location offers fantastic visibility and steady foot traffic. You'll be surrounded by well-known neighboring businesses including Lucky Dogs, a furniture store, pizza restaurant, retail shops, banks, and the DMV.

This is a gross lease, meaning electricity, heat, water, and sewer are all included — making it easy to budget and focus on your business success.

Don't miss your chance to secure a spot in one of Bemidji's most active commercial areas, where community, coffee, and commerce come together. Bring your ideas and watch them come to life in this versatile downtown space!

Additional Details:

1972 Year Built Lot Acres 0.16 Lot Dimensions 140x50 School District 31 Taxes \$5,894 Taxes with Assessments \$5,894

Listed By: 2023

Headwaters Realty Services LLC

Affinity Real Estate Inc. participates in the Regional Multiple Listing

Basement: Owner Access Fige: Natural Gas (sm) program, allowing

Control of Minnesota, inc Broker Reciprocity (sm) program, allowing Central All properties are subject to prior sale, change or withdrawal.



Call Affinity Real Estate

nfo@affinityrealestate.com Water: City Water/Connected Air Conditioning:

Affinity Real Estate - 600 Park Avenue South - Park Rapids MN 56470

Paul Bunyan Drive to 2nd St.

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