



MLS 6814987 Commercial

**\$399,900**

303 6th Avenue  
Alexandria MN 56308

Status: Active

**Description:**

ATTENTION INVESTORS! Here is a 5 plex located in the heart of Alexandria with great rental history. Each unit is 2BR 1BA with separately metered electric, and there is a shared coin operated laundry. The basement offers opportunity to add a unit or build out storage spaces for revenue generation. 24 hour minimum notice required for showings. \*Gross income is based off projecting full vacancy and not actual\*

**Additional Details:**

Year Built	1890
Lot Acres	0.21
Lot Dimensions	75x120
School District	206
Taxes	\$4,480
Taxes with Assessments	\$4,480
Tax Year	2025

**Additional Features:**

**Basement:** Unfinished **Fuel:** Electric, Natural Gas **Heat:** Baseboard, Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected

**Driving Directions:**

Broadway west on 6th Ave



Listed By:  
Kvale Real Estate

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