



MLS 7020754 Land

**\$65,000**

1.93 Acres  
Finished Lot(s)

340 & 324 Pelican Street  
Elizabeth MN 56533

Status: Active

#### Description:

High Visibility Commercial Lot on Highway 59! Position your business for success on this high visibility 1.93-acre commercial lot situated along Highway 59. Featuring highway frontage, billboard signage, and power already available on-site, this property offers an exceptional opportunity for businesses seeking maximum exposure and convenience. Additionally, it features a landscape material bunker with a concrete floor. With the added potential for rezoning to residential, it presents a versatile investment prospect. 3-phase power can be available. Don't miss out on securing your place in this highly traveled location – schedule a viewing today and unlock the potential of this prime commercial lot.

#### Additional Details:

Lot Acres	1.93
Lot Dimensions	447x187
School District	1944
Taxes	\$1,644
Taxes with Assessments	\$1,644
Tax Year	2025

#### Additional Features:

#### Driving Directions:

From Fergus Falls, North on Hwy 59, left on Pelican St.



Listed By:  
RE/MAX Advantage Plus

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