

Douglas County, MN

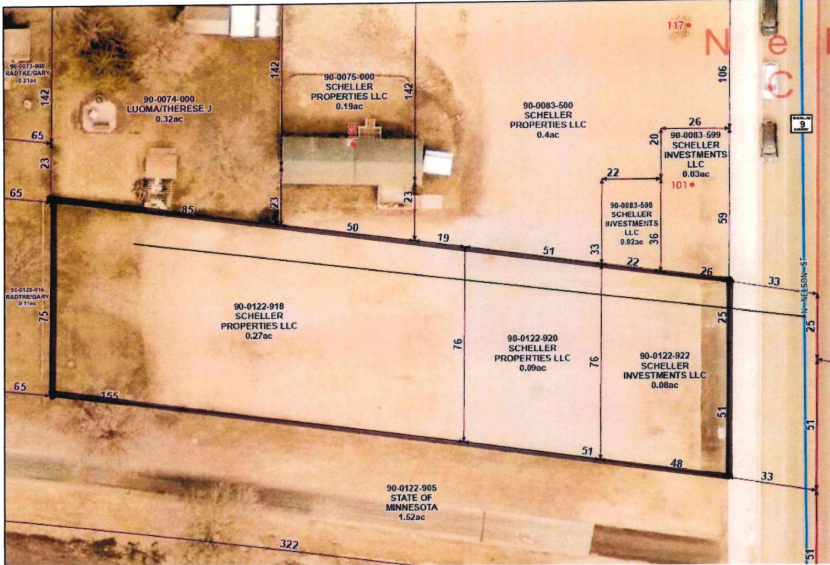


MLS 7089806 Commercial

\$65,000

XXXX Nelson Street  
Nelson MN 56355

Status: Active



**Description:**

Exceptional development opportunity in the peaceful City of Nelson, conveniently located just 5 minutes from both Alexandria and Osakis along the Central Lakes Bike Trail. This versatile commercial lot offers outstanding potential for a wide range of uses, including storage units, townhomes, apartments, restaurants, pubs, retail businesses, repair shops, professional offices, recreational ventures, and more!

Bring your vision and explore the possibilities. The City of Nelson regulates this and would be more than welcome to hear your ideas and work with you and your plans.

This parcel provides ample space to bring your plans to life, city sewer is available, ALP electric service, natural gas infrastructure.. Additional adjoining land is available .44 AC, MLS # 7084366, expanding development opportunities along the Central Lakes Trail.

The City of Nelson recently completed significant infrastructure improvements, including new paved streets, sidewalks, and storm drainage systems in 2024, further enhancing the area's appeal and accessibility. Bordering the Central Lakes Trail, this location benefits from year-round traffic from cyclists, snowmobilers, and outdoor enthusiasts.

Don't miss this rare opportunity to invest in a revitalized and strategically located commercial property!

**Additional Details:**

Year Built	1900
Lot Acres	0.09
Lot Dimensions	76x253x75x14
School District	206
Taxes	\$234
Taxes with Assessments	\$234
Tax Year	2026

**Additional Features:**

**Fuel:** Natural Gas **Heat:** None

 Listed By:  
Century 21 First Realty, Inc.  
F... ad east on County Road 82 to the Nelson corner... Street to property on the left bordering along the  
no... of... in the Regional Multiple Listing  
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