



MLS 7113471 Commercial

\$375,000

120 Broadway
Little Falls MN 56345

Status: Coming Soon

Description:

Well established restaurant with extra building (currently leased and would like to remain for \$600 a month to beauty shop) included with turn key fixtures, equipment, inventory & transition time frame with current owner if desired. Restaurant known for affordable meals, buffets & friendly service - take advantage of this turn key opportunity or make it your own, perhaps a sports bar & grill? Possibilities are endless, owner is just ready for a change! Restaurant built in 1956 is 4,050 sq ft and beauty shop built in 1944 is 1,120 sq ft. New flooring was installed in kitchen/prep areas in 2022 and some painting/updating made in other areas also during this time.

Additional Details:

Year Built	1956
Lot Acres	0.45
Lot Dimensions	50x140x46x140x75x80
Taxes	\$5,779
Taxes with Assessments	\$6,812
Tax Year	2026

Additional Features:

Basement: Block, Partial, Unfinished **Fuel:** Natural Gas **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected **Air Conditioning:** Central Air

Driving Directions:

Hwy 27 W of bridge to #120 & #106 corner of Lindbergh Drive North.



Listed By:
Central MN Realty LLC

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