

MLS 7155151 Commercial

$440,000

305 Bach Avenue
New York Mills MN 56567

Status: Active

Description:

Prime Hwy 10 Corridor Commercial Opportunity! Located in a strategic position between Fargo and the Twin Cities, this 5,040 sq. ft. commercial building offers the space, power, and accessibility needed to support a growing business. Designed for warehouse, manufacturing, distribution, or a variety of commercial uses, the property features an 800-amp electrical service, two private offices, separate men's and women's bathrooms, and a mezzanine providing valuable additional storage. A convenient loading dock accommodates semi-truck or cargo-trailer shipping and receiving. Whether you're launching a new business, expanding an established operation, or looking for a central hub to improve your distribution and efficiency, this property provides the location, infrastructure, and flexibility to help your business succeed.

Additional Details:

Year Built	1999
Lot Acres	0.486
Lot Dimensions	100x212
Garage Stalls	1
Taxes	$2,940
Taxes with Assessments	$2,940
Tax Year	2026

Additional Features:

Basement: None **Fuel:** Natural Gas **Garage:** 1 **Heat:** Forced Air **Sewer:** City Sewer/Connected **Water:** City Water/Connected

Driving Directions:

305 Bach Ave, North side of HWY 10 next to Mid State Auto Auction

Listed By:
New Horizons Realty Of Perham

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