



COMMERCIAL REALTY SOLUTIONS

PRICE REDUCED

For Sale
Commercial
Land

Settlers Parkway

MINNESOTA
55

BUFFALO

Commercial Land

2.15 Acres

SW Corner Hwy 55 & Settlers Pkwy, Buffalo, MN 55313

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PROPERTY LOCATION

- * South of Hwy 55
- * West of Settler's Parkway
- * Quick & Easy Access to Hwy 55
- * Great Visibility to Hwy 55
- * Signalized Intersection (Hwy 55 & Settler's Pkwy)
- * Adjacent to 82 Single Family Lots/Homes
- * Businesses in the Area:

Target, BankWest, Cub Foods, Menards, Ryan Auto Mall, Morrie's Ford, Little Explorers Daycare, Applebee's, Culver's, Coborn's, Country Inn & Suites and more...

TRAFFIC COUNTS - 2023

- * Highway 55 - 14,982 VPD
- * Settler's Pkwy - 7,253 VPD



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PROPERTY OVERVIEW

Sale Price
\$750,000.00
Reduced to \$699,000.00

Lot Size	2.15 Acres
Wright County	PID 103-271-000010
2024 Taxes	TBD
Zoned	Commercial



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