



COMMERCIAL REALTY SOLUTIONS

For Sale
Land Development
(Zoned R3 Multi Family)

10 Acres R-3 Zoning

15 Acres R-1 Zoning

CSAH 34 N

LITCHFIELD

Multi-Family Apartment & Townhomes Land

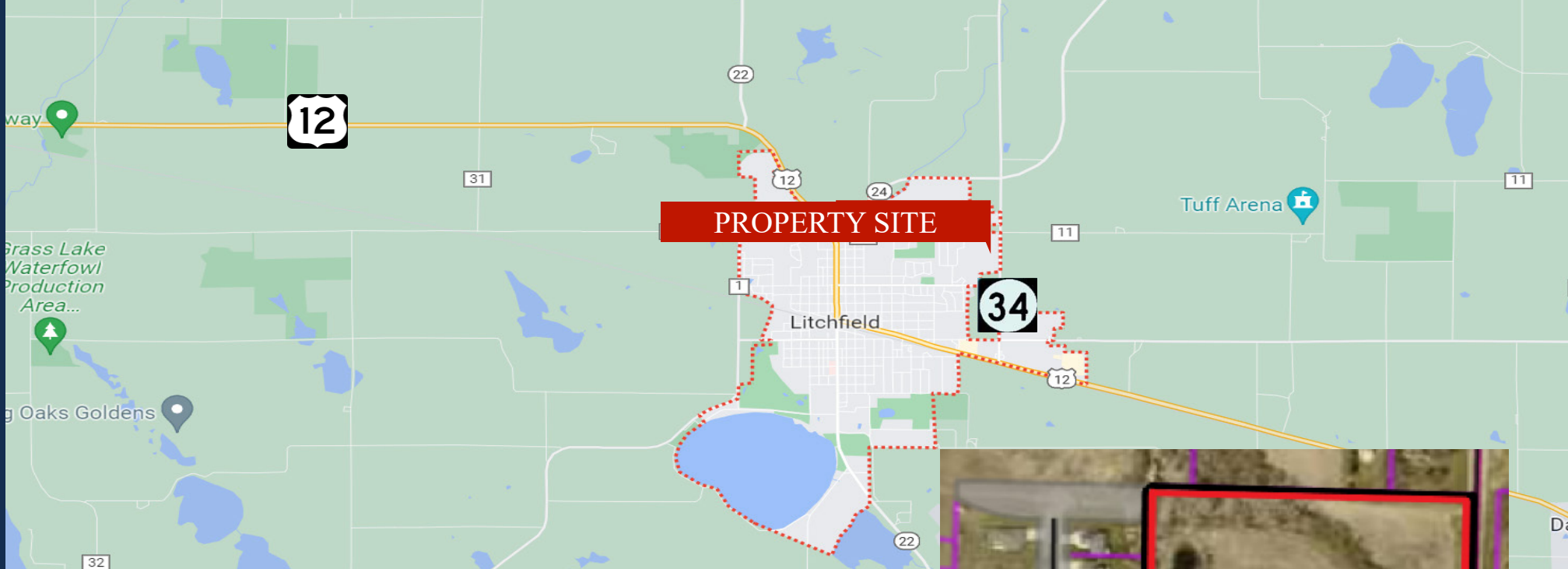
Parcel 10 Acres (94 Unit Multi-Family)

Unassigned CSAH 34 N, Litchfield, MN 55355

Joseph Elam, Broker

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PROPERTY LOCATION

- * Great Location for Multi-Family Apartments & Townhomes
- * Easy Access to County Road 34
- * Within 1 Mile of Retail
- * Businesses in the Area:
Cenex, McDonald's, Runnings, Subway, Walmart and more.

TRAFFIC COUNTS - 2023

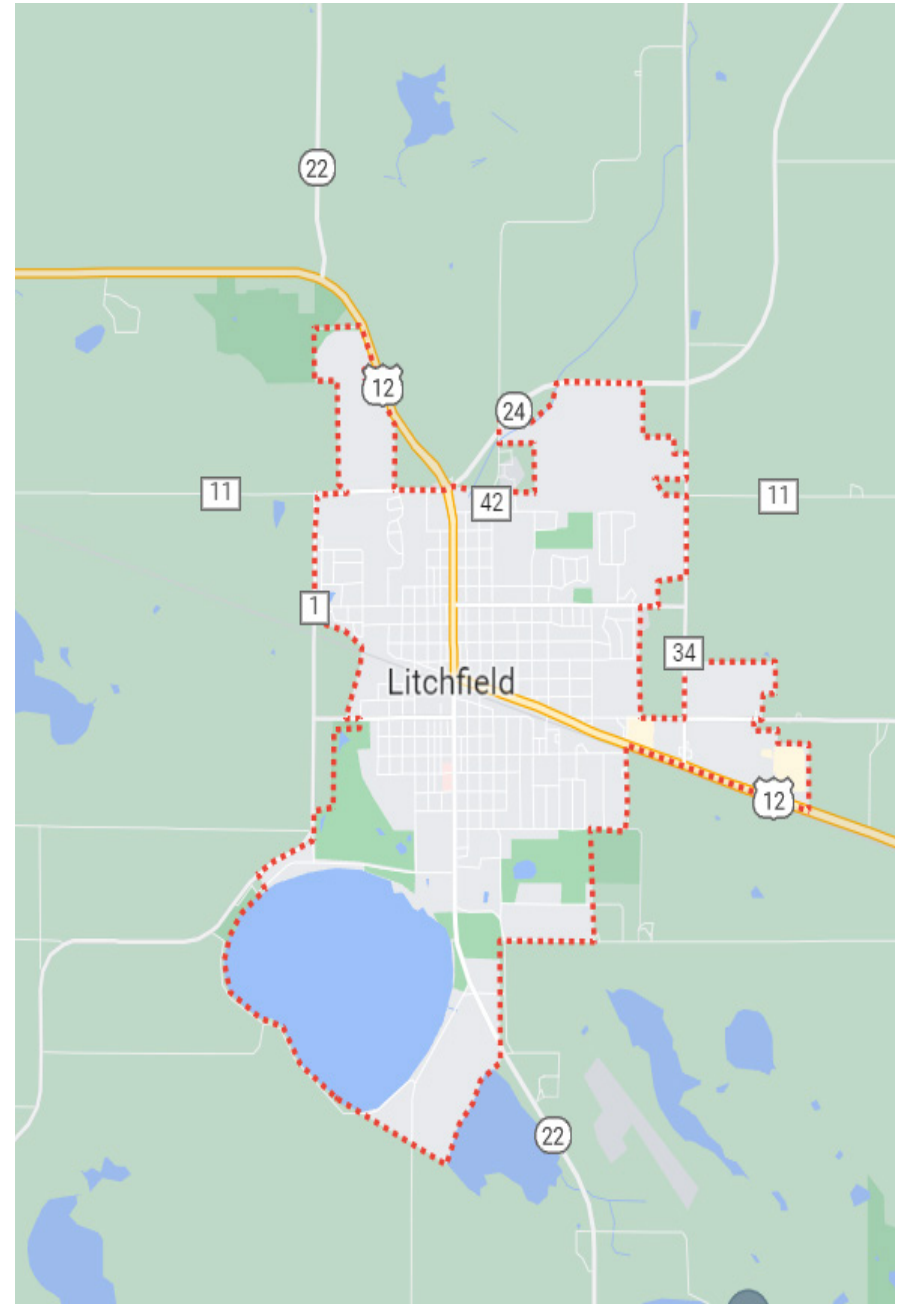
- * Highway 12 - 8,385 VPD
- * CSAH 34 - 3,980 VPD



PROPERTY OVERVIEW

Sales Price
\$300,000.00

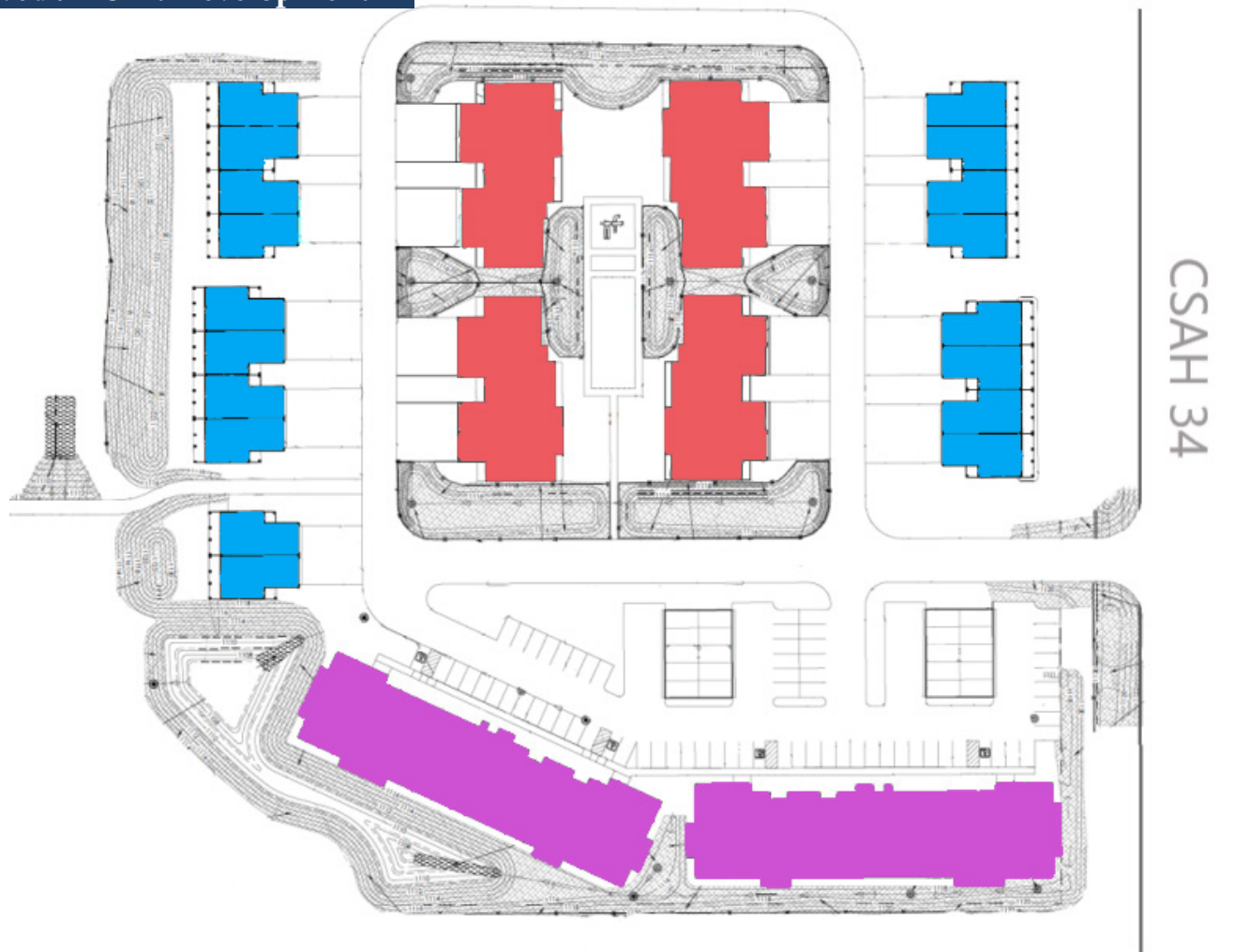
| | |
|------------------|---------------------------------------|
| Parcel | 10 Acres |
| Development Plan | 34 Townhome & 60 Apartment Units |
| County | Meeker |
| PID | 27-2878010 |
| Taxes | 2024 \$484.00 |
| Zoned | R-3 High Density Residential District |
| Lot | Level Site |
| Other | Project Ready to Go |



This information has been secured from sources we believe to be reliable, but we make no representations or warranties explained or implied as to the accuracy of the information. Buyer must verify the information and bears all risk for any inaccuracies.

DEVELOPMENT PLAN

Approved 94 Unit Development



- 4 Unit Villa Row Homes
- 4 Unit Patio Townhomes
- 30 Unit Apartment Buildings

Site Plan Available

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