



## PROPERTY INFORMATION

- \* Sales Price **\$2.00/psf**
- \* Approx. 27.9 Acre Parcel
- \* Kadler Ave Asphalt Extended to North Property Line
- \* City Water Available at the Property
- \* Wright County
- \* PID 118-373-000020
- \* 2024 Taxes \$3,576.00
- \* Minutes from I-94
- \* Opportunity for large scale outside storage
- \* Zoned for Industrial Use
- \* Businesses in the Area Include: Casey's, Albertville Premium Outlet Mall, Subway, Michels Corp, Dakota Supply, Bury Industries, Caribou Coffee, Welcome Furniture, Burger King and more . . .



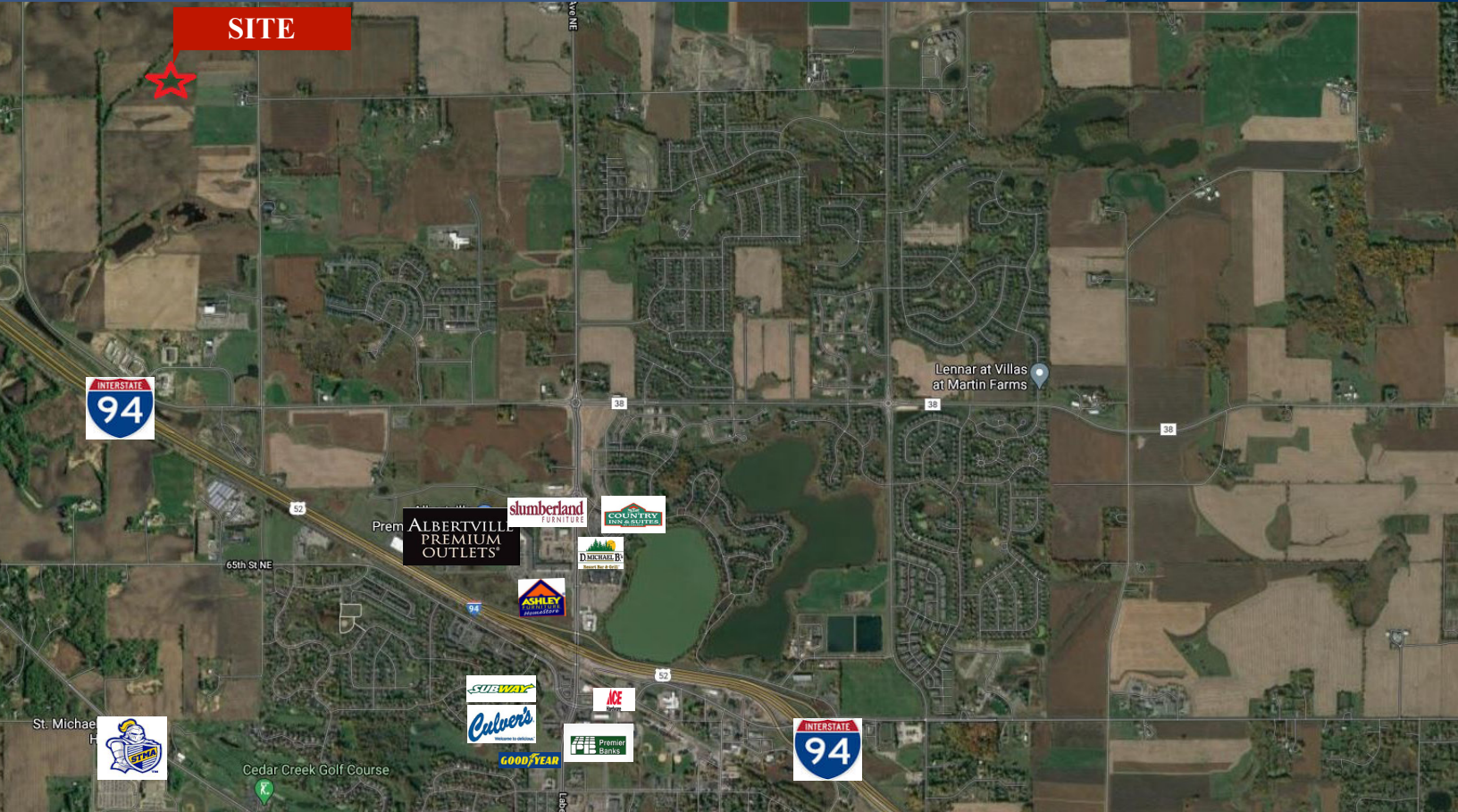
**Contact:**  
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COMMERCIAL REALTY SOLUTIONS

# For Sale Industrial Land - Kadler Business Park 8017 Kadler Ave NE, Otsego 55362



## LOCATION INFORMATION

- \* Located Minutes From I-94
- \* Albertville Outlet Mall Minutes Away

## TRAFFIC COUNTS - 2023

- \* I-94 - 52,000 VPD
- \* County Road 19 - 4,250 VPD



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