

For Sale Commercial/ Industrial Land

## OTSEGO COMMERCIAL/INDUSTRIAL LAND

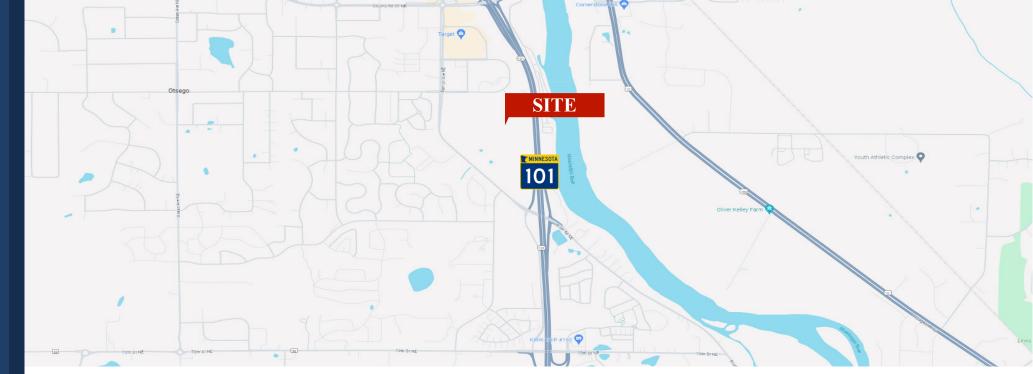
## Sales Price: \$749,000.00

7.41 Acres Address Unassigned Quaday Ave NE, Otsego, MN 55330

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Wayne Elam, Broker 763.229.4982 WElam@Crs-Mn.com



## PROPERTY LOCATION

- \* West of Highway 101/169
- \* Minutes from I-94
- \* Highway 101 Frontage (Appx. 330')
- \* Great Site for Industrial/Commercial Building
- \* North of Rogers
- \* Businesses in Area Include:

P&F Machining, Tires Plus, Craig Mini Storage, EDCO Products, Lil Explorers ChildCare, Due North Car Wash, Target, Michael's, Aldi's, Corborn's, Denny's, Boondox Bar & Grille, Dunkin Donuts, Caribou, Rockwood's and more.

## **TRAFFIC COUNTS - 2024** \* Hwy 101 - 39,175 VPD \* River Road - 9,286 VPD



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Sales Price \$749,000.00	
Parcel	7.41 Acres
Wright County	PID 118-500-233200
Taxes 2025	\$464.00
Zoned	Planned Unit Development

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