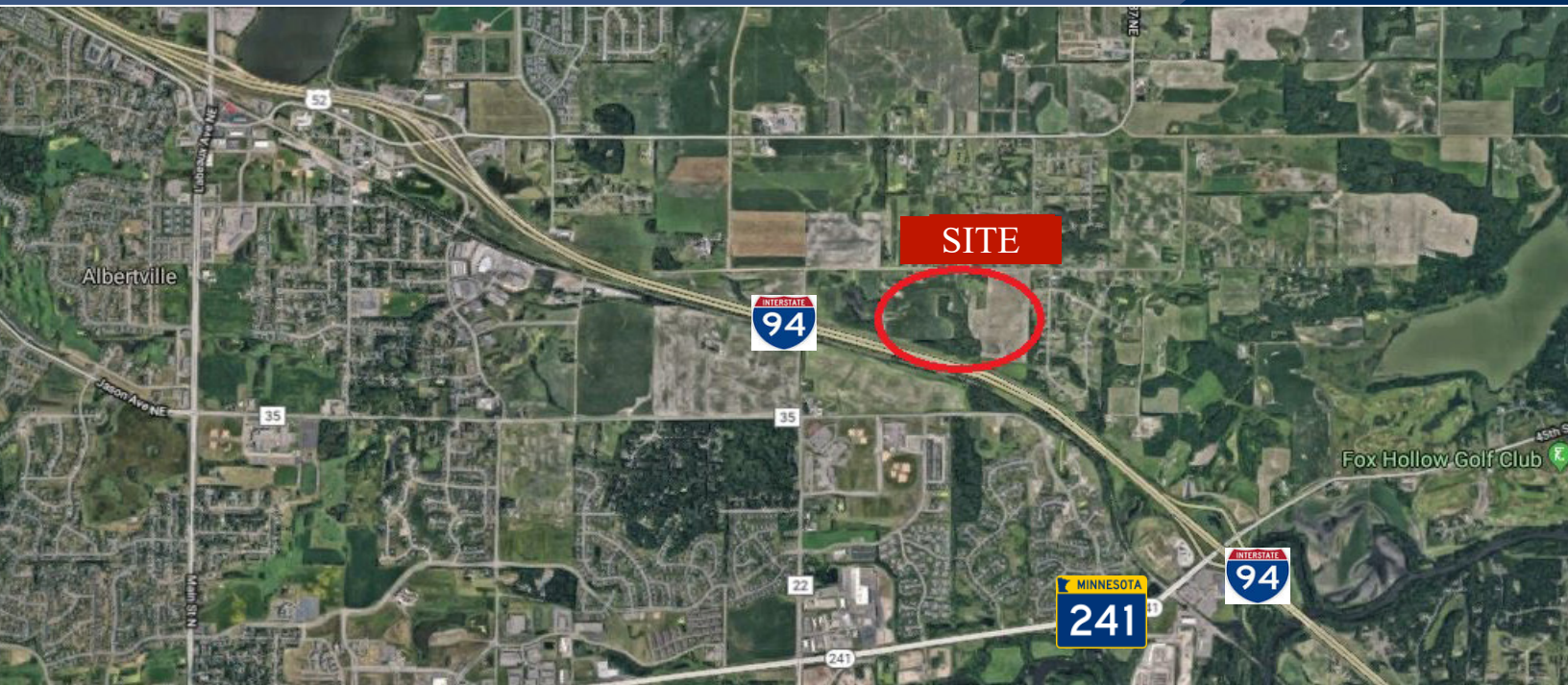


# For Sale

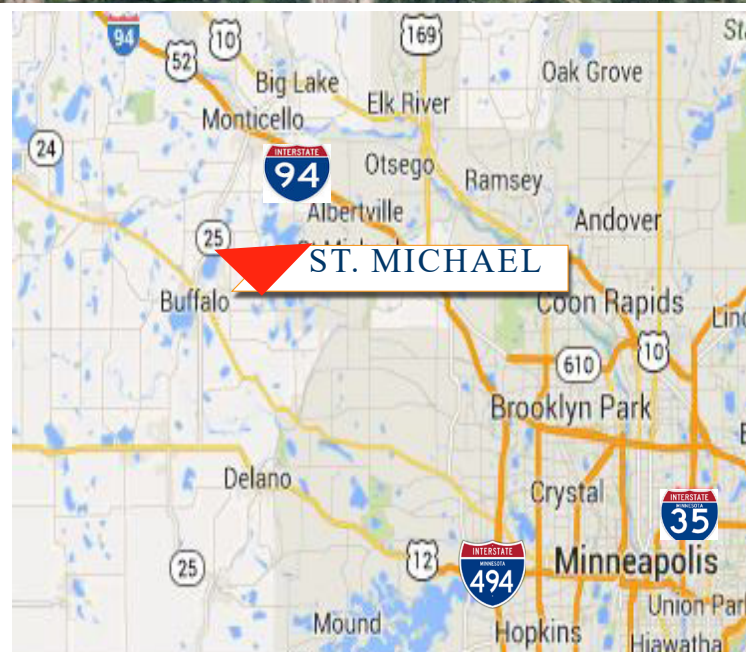
## 87.15 Acre Lot - Industrial Land

### 135xx 55th Street NE, St Michael 55376



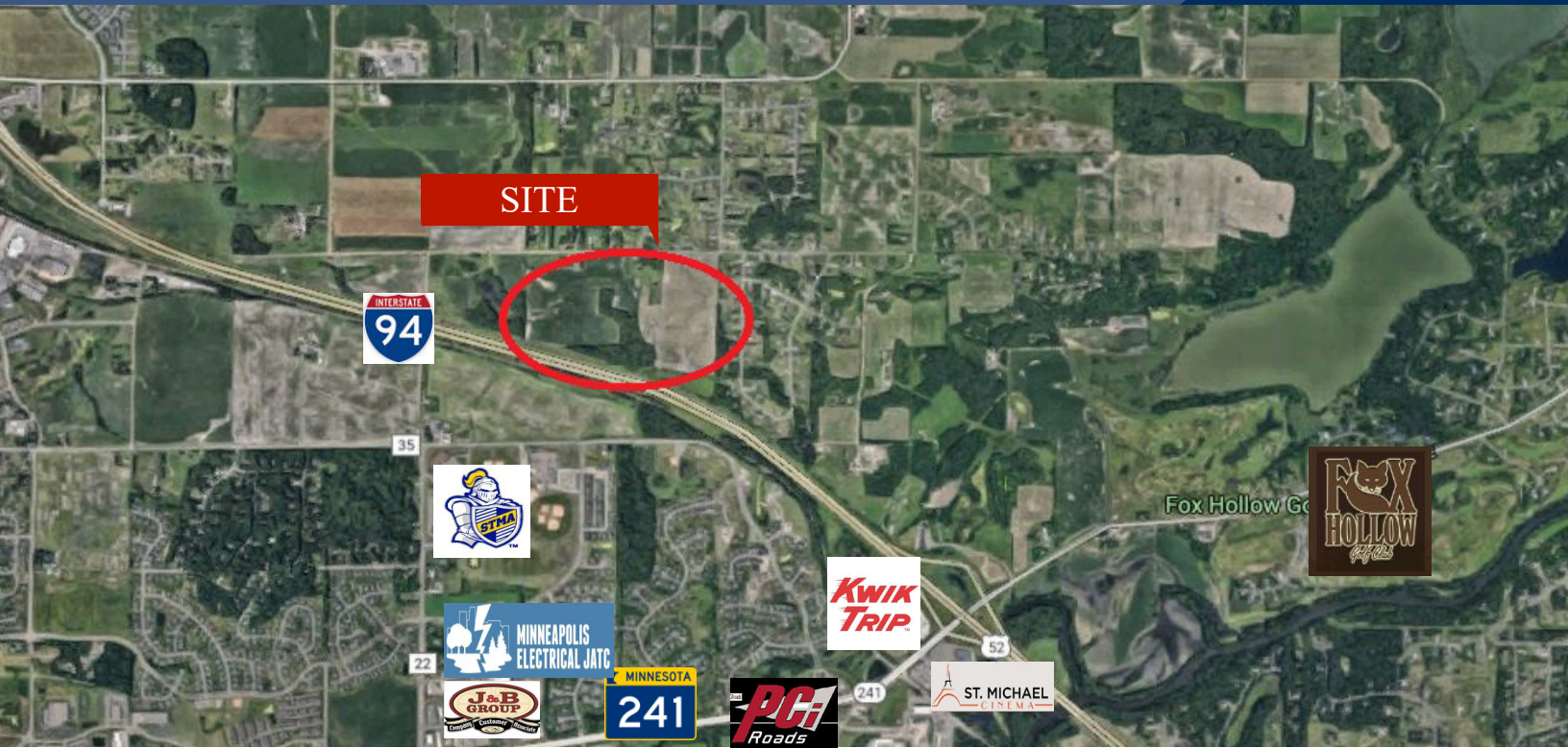
### PROPERTY INFORMATION

- \* Sales Price **\$50,000.00/Per Acre**
- \* Lot is 87.15 Acres
- \* Wright County
- \* PID 114-800-053100 (2024 Taxes \$1,848.00)
- \* PID 114-800-054300 (2024 Taxes \$668.00)
- \* PID 114-800-054200 (2024 Taxes \$532.00)
- \* PID 114-800-054201 (2024 Taxes \$1,246.00)
- \* Zoned: A-1 (General Agriculture, Future Industrial)
- \* Businesses in Area Include:  
Linco Iron Erection Inc., Kwik Trip, Speedway,  
St. Michael Movie Theater, Fox Hollow Golf Course  
and more.



**Contact:**  
**SHEILA ZACHMAN**  
**(763) 244-0600**  
**SZachman@crs-mn.com**





## LOCATION INFORMATION

- \* Future Naber Avenue Freeway Interchange
- \* St. Michael is centrally located between St. Cloud and Minneapolis along I-94
- \* Convenient location to I-94 & County Rd 241
- \* North of I-94 & West of County Road 36



## TRAFFIC COUNTS - 2023

\* I-94 - 71,000 VPD

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