

CLEVELAND - THE DEPOT - 10TH ST. - 301 S.
FOR SALE
\$429,900



301 - 10TH STREET SOUTH, CLEVELAND, MN 56017

Property Description

Located on a great corner in Cleveland, MN, this mixed use building is great for a variety of users. There are two retail tenants, however the vacant area would be ideal for an owner/occupier in the construction field. There is the potential to further build out the property to produce additional revenue. This building is clean, has a lot of parking and is easily accessible from the main road.

Property Highlights

- Great visibility
- Ample drive-up parking
- Additional space for expansion



David Schooff CCIM SIOR
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OFFERING SUMMARY

Sale Price:	\$429,900
Lot Size:	1.28 Acres
Year Built:	2017
Building Size:	10,800 SF
Zoning:	Commercial
Sale Price / SF:	\$39.81

DEMOGRAPHICS

	10 MILES	20 MILES	30 MILES
Total Households	9,938	56,418	85,847
Total Population	27,022	149,772	228,176
Average HH Income	\$66,917	\$62,836	\$66,104

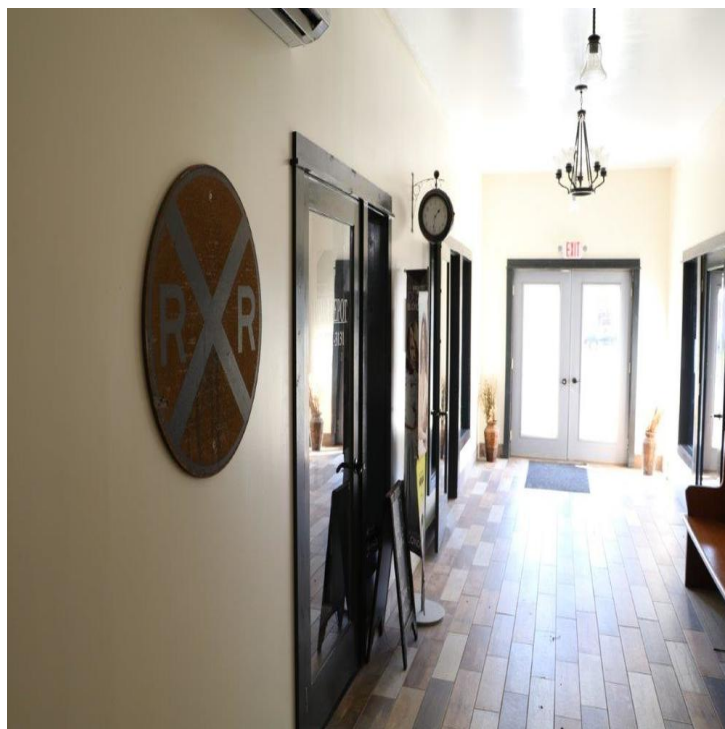
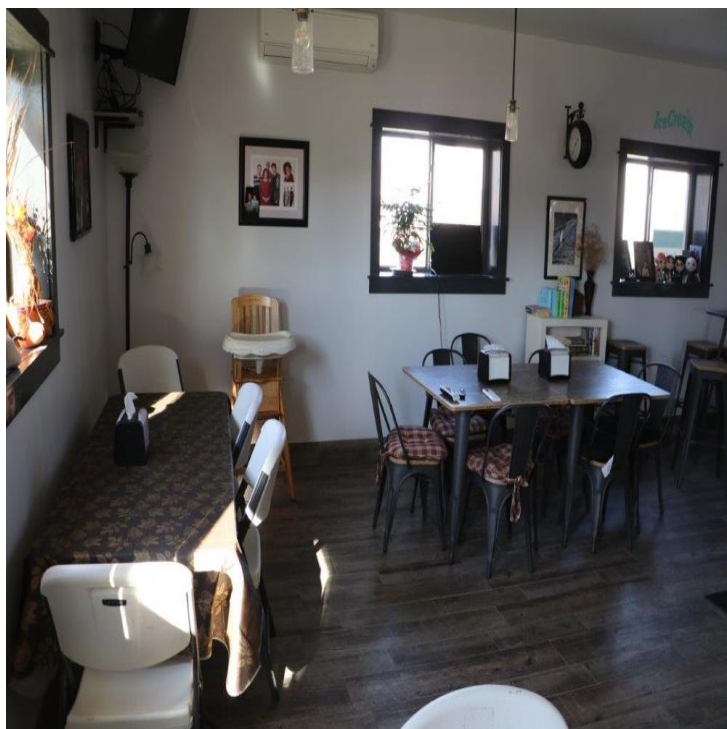

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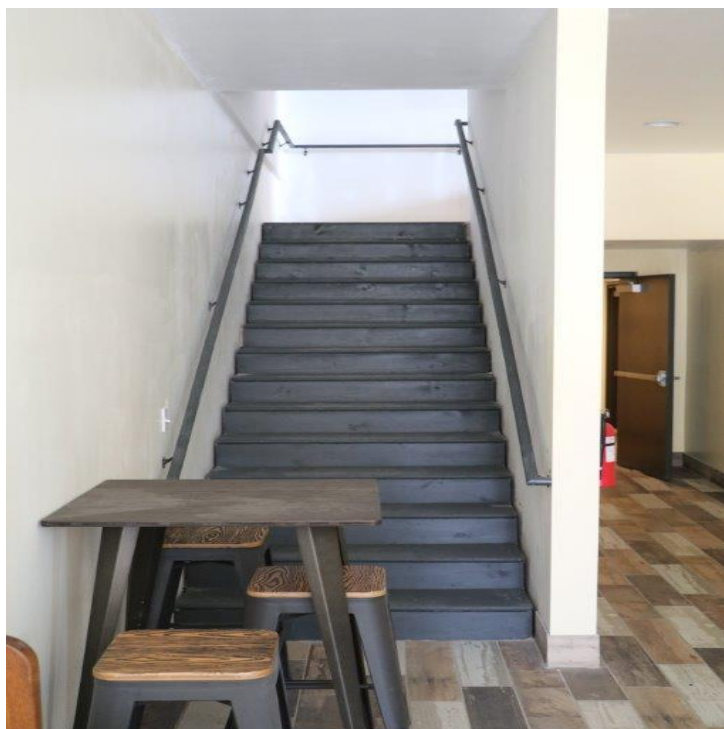
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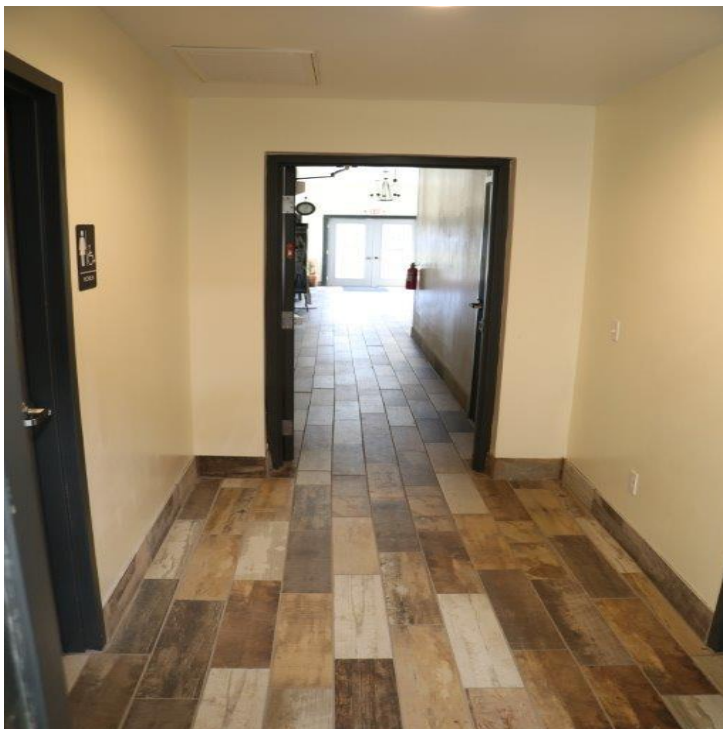
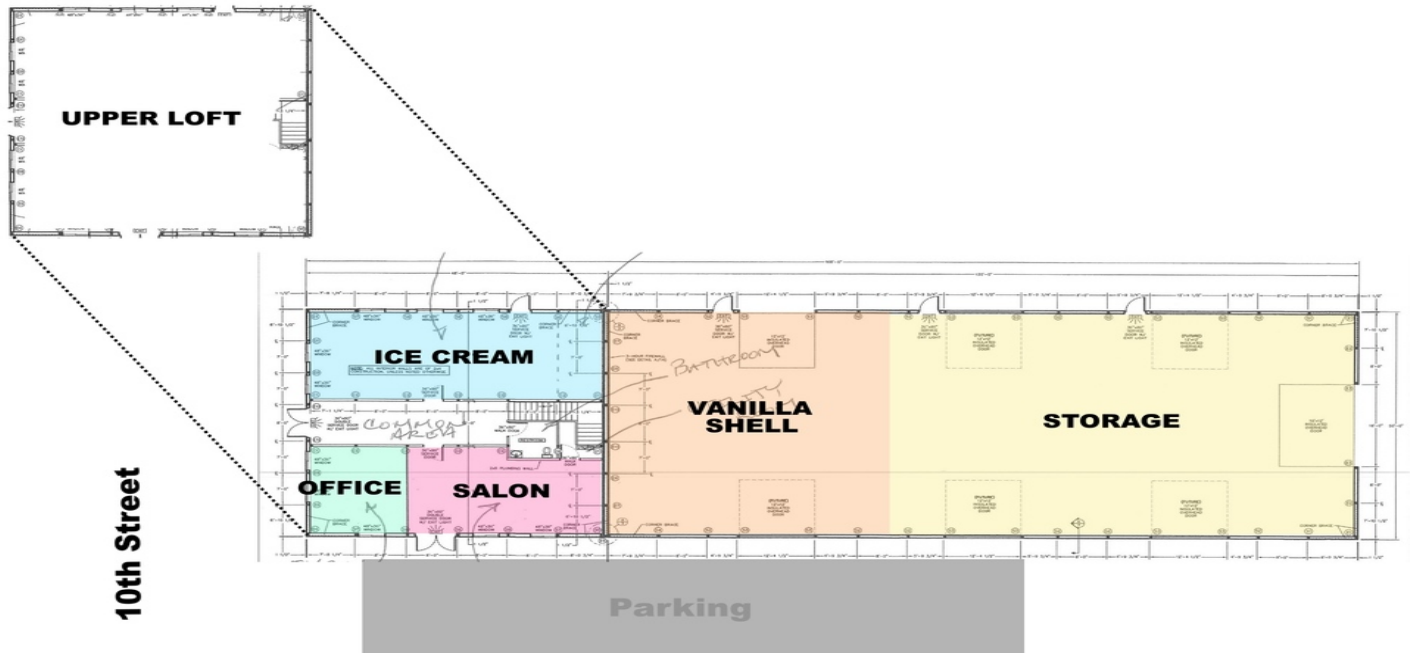
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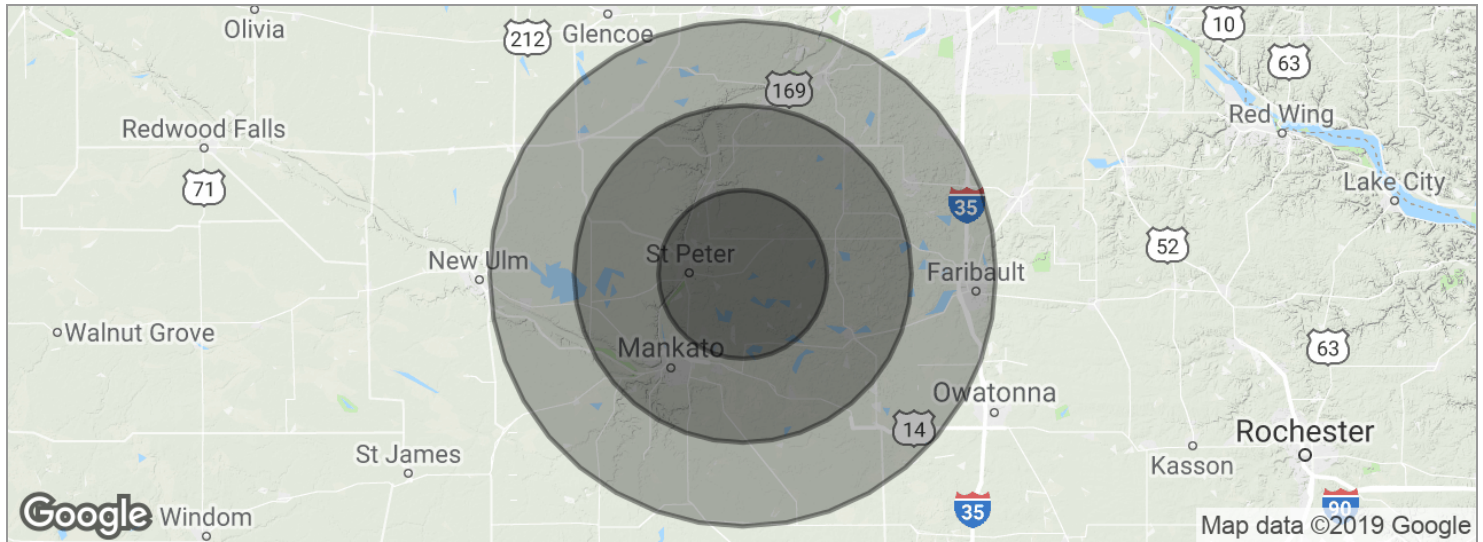
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POPULATION	10 MILES	20 MILES	30 MILES
Total population	27,022	149,772	228,176
Median age	36.1	33.3	35.1
Median age (male)	35.8	32.4	34.3
Median age (Female)	36.3	34.6	36.1
HOUSEHOLDS & INCOME	10 MILES	20 MILES	30 MILES
Total households	9,938	56,418	85,847
# of persons per HH	2.7	2.7	2.7
Average HH income	\$66,917	\$62,836	\$66,104
Average house value	\$231,801	\$211,771	\$226,579

* Demographic data derived from 2010 US Census

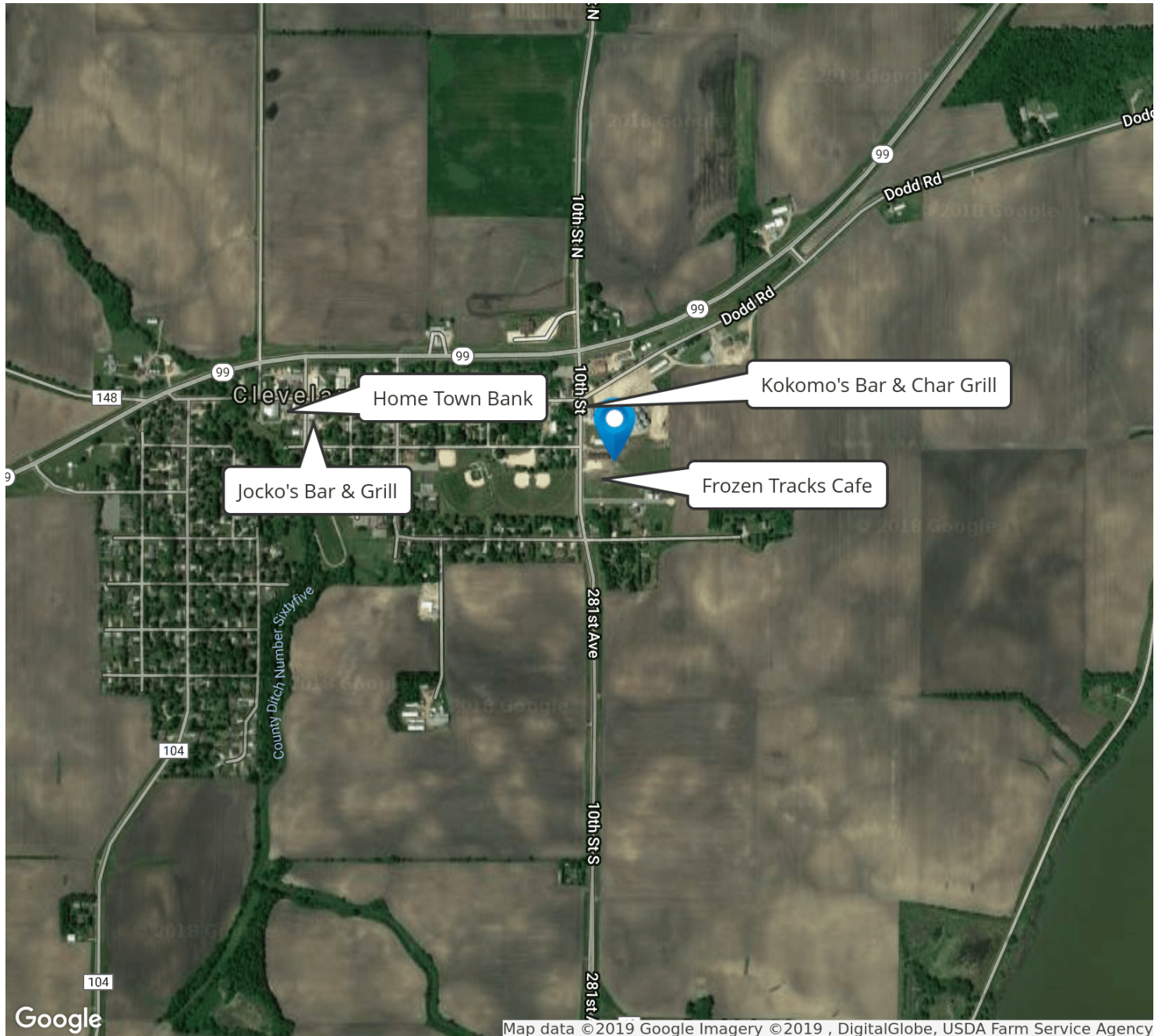
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