

# 2016 105TH AVE

2016 105th Ave NW, Coon Rapids, MN 55433



**RETAIL STRIP CENTER FOR SALE - REDUCED PRICE!**



## OVERVIEW

**Type:** Retail Strip Center  
**Size:** 6,000 SF  
(2 spaces of 3,000 SF each)  
**Lot Size:** 49,200 SF, 1.12 Acres  
**Year Built:** 1974  
**Sale Price:** \$460,000.00  
**Taxes:** 2021 - \$13,836.92  
**Tenant 1:** 3,000 SF - Vacant  
**Tenant 2:** 3,000 SF - Pizza Flame  
Lease up March 30, 2025  
with one 3 year option

## HIGHLIGHTS

- Corner lot
- Off-street parking
- High visibility signage



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