

2102 E MAIN STREET

ALBERT LEA, MN 56007

49-ROOM MOTEL
OPPORTUNITY AT MAJOR
MIDWEST TRAVEL CORRIDOR

 **49**
ROOMS

 **1.51 AC**
LAND AREA

 **15,554 SF**
BUILDING SIZE

 **45 SPACES**
PARKING

 **1969**
YEAR BUILT



PROPERTY SUMMARY

2102 East Main Street presents a 49-room motel opportunity in Albert Lea, Minnesota. The property sits along East Main Street, one of the primary commercial corridors serving the city, providing consistent visibility, direct access, and proximity to major travel routes connecting southern Minnesota with northern Iowa.

Albert Lea benefits from steady visitor traffic driven by interstate travel, regional business activity, and recreation centered around the city's lakes. The property is positioned near Interstate 35 and Interstate 90, supporting a consistent flow of travelers. Guests benefit from convenient access to nearby dining, retail services, and regional employers, reinforcing both overnight and extended-stay demand.

The motel includes 49 guest rooms and offers an established hospitality operation within a stable Midwestern market. The layout supports efficient day-to-day operations, while the room count provides strong revenue potential for an owner-operator or investor.

The property also features a caretaker/owner home connected to the lobby, configured as a 3-bedroom, 2-bathroom unit. This provides an opportunity for on-site management or additional rental income. In addition, a 2.5-stall garage is located at the rear of the property, offering functional storage and operational support space.

Albert Lea continues to serve as a regional hub for travelers, contractors, and business visitors. Its connectivity to major highways, combined with access to lakes, parks, and outdoor recreation, supports consistent year-round lodging demand.

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