



COMMERCIAL REALTY SOLUTIONS

For Sale Commercial Land xxx 5th Street, Willmar 56201

PRICE REDUCED



SITES

PROPERTY INFORMATION

- * Sales Price \$6.00-\$10.00/psf
Reduced to **\$4.50-\$7.00/psf**
- * Multiple Parcels totaling Appx. 20 Acres
- * Kandiyohi County
- * Zoning: GB-General Business
- * Located on the South side of Willmar
- * Sanitary Sewer and 8" Water Stubbed in
- * Storm Sewer for all properties has regional holding ponds
- * Many retailers and services in the area.



TRAFFIC COUNTS - 2025

- * 19th Ave. SE - 7,230 VPD
- * 5th Street - 6,390 VPD

Contact:

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Waterview Business Park
Willmar, Minnesota

CITIES EDGE ARCHITECTS
103 - 15th Avenue NW
Willmar, MN 56201
www.citiesedgearchitects.com

| BLOCK 1 | | | | |
|---------|-------------|---------|-------------|-------------|
| LOT | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| 2 | 330' x 448' | 148,050 | | SOLD |
| 3 | 330' x 224' | 74,075 | | SOLD |
| 4 | 165' x 224' | 37,025 | | SOLD |
| 5 | 165' x 224' | 37,050 | | SOLD |
| BLOCK 2 | | | | |
| LOT | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| 2 | 193' x 210' | 40,800 | | SOLD |
| 3 | 193' x 211' | 40,850 | | SOLD |
| 4 | 193' x 211' | 40,900 | | SOLD |
| 5 | 193' x 211' | 40,950 | | SOLD |
| Unit 6 | 213' x 290' | | 95-841-0150 | \$ 2,258.00 |
| Unit 7 | 213' x 326' | | 95-841-0160 | \$ 1,692.00 |
| Unit 8 | 213' x 223' | | 95-841-0170 | \$ 1,366.00 |
| Unit 9 | 213' x 249' | | 95-841-0180 | \$ 1,450.00 |
| Unit 10 | 213' x 249' | 53,250 | 95-841-0190 | \$ 1,450.00 |
| BLOCK 3 | | | | |
| LOT | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| 1 | 180' x 222' | 40,075 | | SOLD |
| Unit 2 | 180' x 222' | 40,050 | 95-841-0210 | \$ 1,712.00 |
| 3 | 160' x 222' | 37,875 | | SOLD |

| BLOCK 4 | | | | |
|---------|-------------|---------|--------------|-------------|
| LOT | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| Unit 1 | 319' x 219' | 78,600 | 95-841-0300 | \$ 1,828.00 |
| Unit 2 | 347' x 250' | 91,650 | 95-841-0310 | \$ 2,024.00 |
| BLOCK 5 | | | | |
| Unit | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| Unit 1 | 315' x 222' | 68,500 | 95-841-0400 | \$ 2,394.00 |
| Unit E | 330' x 222' | 73,325 | WETLAND | N/A |
| Unit G | 308' x 222' | 69,300 | HOLDING POND | N/A |
| BLOCK 6 | | | | |
| LOT | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| 1 | 250' x 144' | 36,075 | | SOLD |
| 2 | 250' x 150' | 37,475 | | SOLD |
| Unit 3 | 250' x 149' | 37,275 | 95-841-0520 | \$ 1,116.00 |
| Unit 4 | 250' x 149' | 37,275 | 95-841-0530 | \$ 1,116.00 |
| Unit 5 | 250' x 149' | 37,275 | 95-841-0540 | \$ 1,116.00 |
| Unit 6 | 250' x 140' | 36,050 | 95-841-0550 | \$ 1,140.00 |
| BLOCK 7 | | | | |
| Unit | APX. DIMS | SQ. FT. | PIDs | 2026 TAXES |
| Unit 1 | 300' x 300' | 94,000 | 95-841-0600 | \$ 2,058.00 |
| Unit 2 | 230' x 300' | 80,400 | 95-841-0610 | \$ 1,856.00 |
| Unit 3 | 450' x 130' | 49,875 | 95-841-0620 | \$ 172.00 |

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