

SITE

PRICE REDUCED



PROPERTY INFORMATION

- * Sales Price ~~\$999,000.00~~
Reduced to **\$925,000.00**
- * Lot is 9.64 Acres (Divisible)
- * Kandiyohi County
- * PID 95-498-0010 Taxes \$TBD
- * Zoned: 233 Commercial
- * Businesses in Area Include:
Best Western Hotel, Ruffs Sports Bar, Green Mill,
Bolten and Menk, Dairy Queen, Grand Rental,
Stacy's Nursery & Eagles Club, Kwik Trip, Subway,
Nelson International, Marcus Construction,
Home State Bank, Burger King, Westside Liquor,
Quality Title of Willmar and Duininck Concrete.



Contact:

JASON DUININCK

(320) 212-9330

JDuininck@crs-mn.com



COMMERCIAL REALTY SOLUTIONS

For Sale 9+ Acre Commercial Land/Divisible 2101 Highway 12 E, Willmar 56201



LOCATION INFORMATION

* This parcel is a great opportunity for Commercial Development with high traffic visibility and close proximity to Highway 12, Highway 23/71 bypass, the Willmar Conference Center and several hotels. Great location for a restaurant, or fast-food establishment could be a great addition to this growing side of Willmar. There is room for hospitality and entertainment as well as a great location for retail. There is room and potential to sub-divide (priced according to splitting the frontage value at \$4.50/sf and the back land prices less). This location would be great for lite industrial having a rail to the north may bring opportunities.



TRAFFIC COUNTS - 2025

* Hwy 12 - 9,300 VPD

Contact:

JASON DUININCK
(320) 212-9330
JDuinick@crs-mn.com

3 Highway 55 West, Buffalo, MN 55313-4320 | 763-682-2400 | info@crs-mn.com

The information contained herein was obtained from sources believed to be reliable, but Commercial Realty Solutions has not verified nor has any knowledge regarding the accuracy of information and makes no representation or warranty concerning the same. Therefore, Commercial Realty Solutions disclaims all liabilities in connection with any inaccuracies or incompleteness. This marketing material is for the implicit use by Commercial Realty Solutions for the marketing of their listings and is not for use by other brokerage(s).

