

Walker  MARINE



MARINA

MARINE



# WALKER MARINE & MARINA

 **COMMERCIAL  
ADVISORS**

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## PROPERTY OVERVIEW

Walker Marine & Marina is a waterfront-focused commercial operation in Walker, Minnesota, consisting of a full-service marina located on Lakeside Drive operating in connection with Walker Marine, a well-established marine sales and service business located along MN-371.

Together, the marine and marina components support recreational boating activity on Leech Lake and benefit from strong visibility, operational synergy, and a central position within Northern Minnesota's lakes and tourism market. The marina provides direct lake access and docking, while Walker Marine supports broader marine sales, service, and customer activity.

This combined presence enhances functionality and appeal for continued marina operations, marine-related services, or waterfront-oriented commercial investment.





## Property Features

**FULL-SERVICE MARINA WITH WATERFRONT ACCESS ON LEECH LAKE**

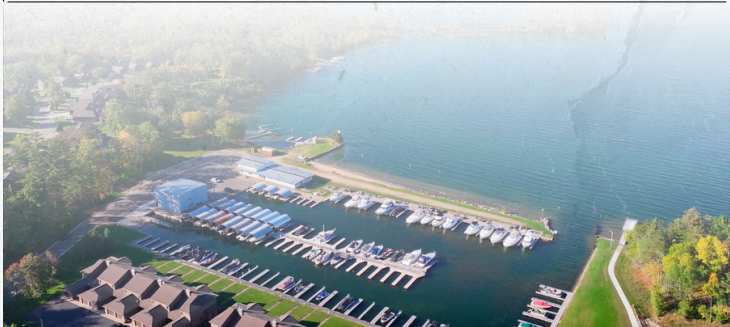
**DOCKING AND SLIP AREAS SUPPORTING SEASONAL RECREATIONAL BOATING**

**MARINA FACILITIES LOCATED ALONG LAKESIDE DRIVE**

**WALKER MARINE SALES AND SERVICE OPERATIONS LOCATED ON MN-371**

**OPERATIONAL CONNECTION BETWEEN MARINA AND MARINE BUSINESS**

**STRONG VISIBILITY WITHIN A HIGH-TRAFFIC TOURISM AND BOATING CORRIDOR**



## Location Highlights

**Located in Walker, Minnesota, a well-known lakeside and tourism community**

**Immediate access to Leech Lake, one of Minnesota's largest and most visited lakes**

**Strong seasonal traffic driven by boating, fishing, and vacation travel**

**Proximity to restaurants, resorts, retail, and downtown Walker**

**Easy access from MN-371 connecting Walker to surrounding markets**



## Potential Uses

**CONTINUED MARINA OWNERSHIP AND OPERATIONS**

**MARINA OPERATIONS SUPPORTED BY ADJACENT MARINE SALES AND SERVICE ACTIVITY**

**RECREATIONAL BOATING AND MARINE SERVICES**

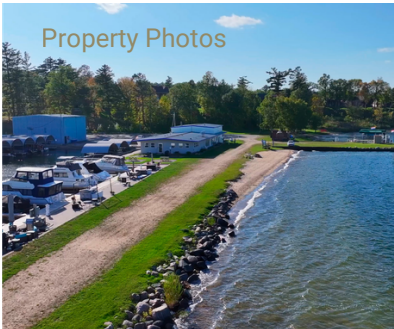
**WATERFRONT COMMERCIAL INVESTMENT**

**MARINA-FOCUSED REDEVELOPMENT OR ENHANCEMENT**

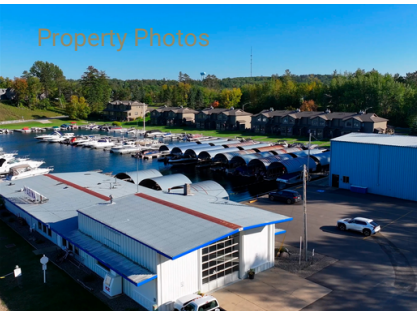
**SEASONAL OR TOURISM-ORIENTED COMMERCIAL USE**



## Property Photos



## Property Photos







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