

**LAND FOR  
DEVELOP-  
MENT  
BLAINE**

Formerly URAM  
INSURANCE  
AGENCY  
8628-8634

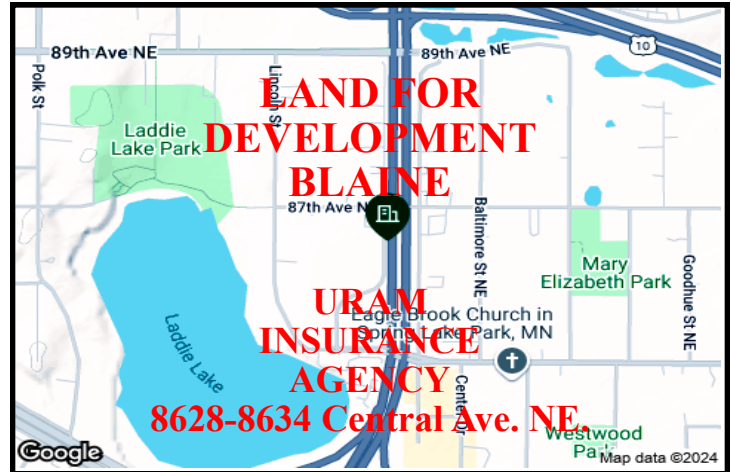
# RBOMN

Restaurant Brokers of Minnesota, Inc.  
Brokerage | Project Management | Property Management

## Uram Insurance

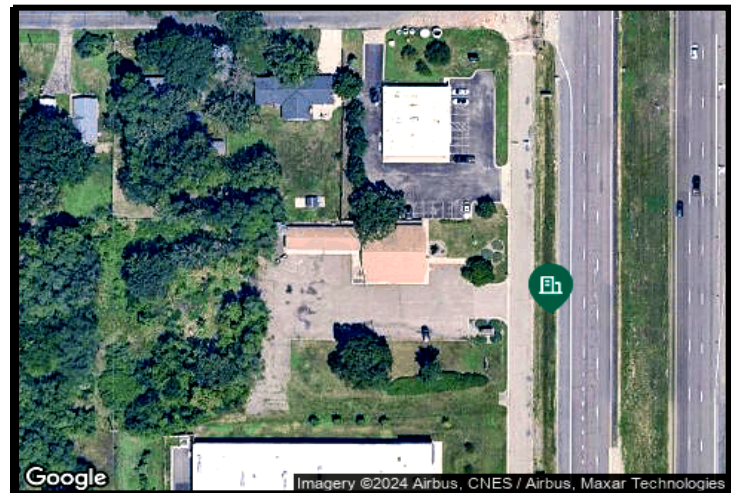
For Sale - \$3MM w. RE

8628-8634 Central Ave. NE  
Blaine, MN 55434



Terms:	Cash or Terms acceptable to Seller
Class:	233-3A COMMERCIAL LAND AND BUILDING
Lot:	2.5 acres
Zone:	B2
Years Established:	Current owner since 1972
Reason For Selling:	Other interests

Additional Comments: Land for development!



### Please Contact:

DJ Sikka  
djsikka@rbomn.com

(612) 701-6296 M

**NOTICE:** This is a confidential listing - do not discuss this property with employees or owner.  
Information is provided by the Seller - neither RBOMN nor its Agents guaranty its accuracy or comprehensiveness.

Restaurant Brokers of Minnesota, Inc.  
6010 Hwy. 7 | St. Louis Park | MN 55416  
(952) 929-9273 T | (952) 922-1514 F

[rbomn.com](http://rbomn.com) | [restaurantsforsale.com](http://restaurantsforsale.com) | [twitter.com/rbomninc](https://twitter.com/rbomninc)

2024

Tax Year:

Active/Inactive: Active

Property Address: 8634 CENTRAL AVE NE

City State Zip: BLAINE MN 55434

Multiple Addresses: No

NBHD: BL-C/I -

Class: 233 – 3A COMMERCIAL LAND AND BUILDING

Record Type: **ABSTR**

Property Use Code: 06 – Commercial

Acres

Lot Size: IRREGULAR

Plat: 19224-SPRING LAKE PARK SHORES ADD

Lot/Unit: 73

Block/Tract/Outlot

Sect-Twp-Range-Qtr/Qtr: - - -

Tax District: 13 - 10016A

Town/City: 6200-BLAINE

School District: 0016-SLPSD16

Commissioner District: 06 – Julie Jeppson

TIF Project #: -

DNR Water Ind: N – NONE

Resd Year Built:

Comm Year Built: 1972

PID 32-31-23-34-0017

Legal LOT 73 SPRING LAKE PARK SHORES ADD EX PRT OF E 225 FT  
LYG S OF N 120 FT THEREOF ALSO EX PRT OF SD LOT DESC AS FOL:  
COM AT PT 82.5 FT S OF NW COR OF SD LOT, TH E PRL/W N LINE

Legal Description LOT 73 SPRING LAKE PARK SHORES ADD EX PRT OF E 225 FT LYG S OF N 120 FT THEREOF  
ALSO EX PRT OF SD LOT DESC AS FOL: COM AT PT 82.5 FT S OF NW COR OF SD LOT, TH E PRL/W N LINE OF SD  
LOT 185.4 FT, TH S PRL/W W LINE 112.26 FT, TH SW 185.5 FT +OR- TO PT 122.52 FT S OF POC, TH N 122.52 FT  
TO POC