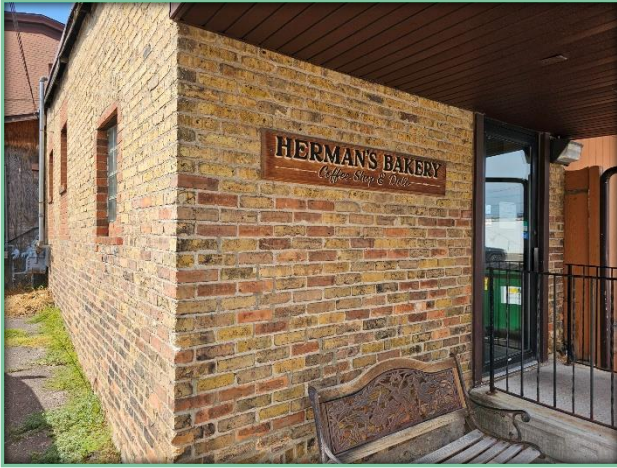


130 Main St Cambridge, MN



- 5298SF Building
- Full Basement for a total of 10,000SF
- .151 Combined Acre Lot
- Isanti County
- PID(s): 15.066.0150 & 15.066.0180
- 2025 Taxes Combined: \$7208
- Zoned B1 Downtown Business
- Cambridge Revitalization Programs Available
- Newer Roof and Solid Mechanicals
- Permitted Uses
 - Bank/Financial Institution
 - Medical/Dental Offices
 - Office
 - Personal Services/Salon
 - Retail Sales
 - Repair Shop – Appliance/Bicycle

(<https://www.ci.cambridge.mn.us/doing-business/economic-development/business-incentives>)

Sale Price \$379,900

Contact:

Nik Anderson
COMMERCIAL AGENT

651.497.7222 direct 763.689.0349 office 763.552.5754 fax
Nik@ricproperty.com

Contact:

Matt Anderson
COMMERCIAL BROKER

612.327.2977 direct 763.689.0349 office 763.552.5754 fax
Matt@ricproperty.com

Local Retail



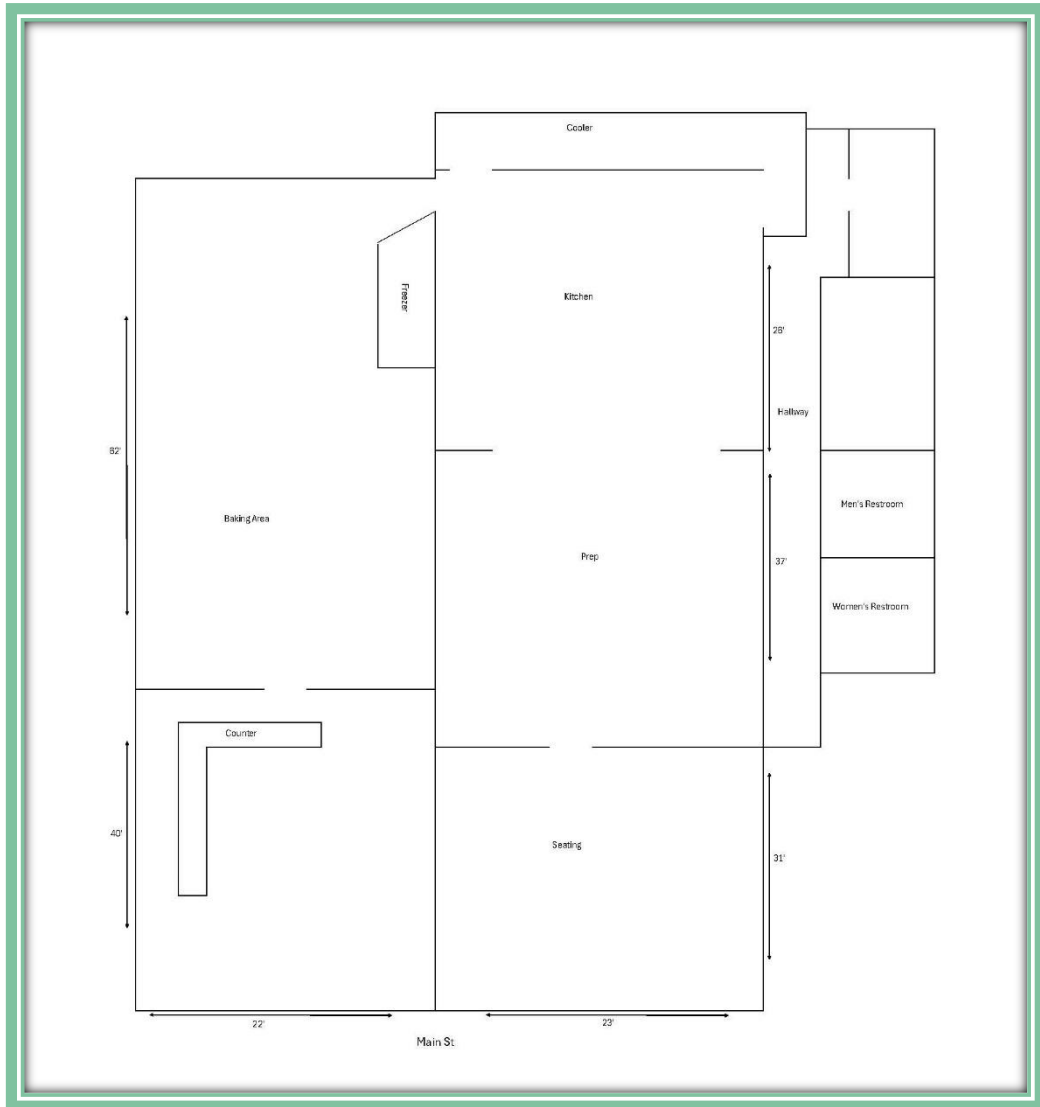
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Floor Plans



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Interior Photos



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<u>DEMOGRAPHICS</u>	1 MILE	5 MILES	10 MILES
POPULATION	8209	14,246	31,576
MEDIAN HH INCOME	\$51,812	\$59,230	\$61,146
AVERAGE HH INCOME	\$55,001	\$72,890	\$71,935

PULLING FROM SEVERAL SURROUNDING COMMUNITIES CAMBRIDGE HAS 22,300 CPD TRAVELING INTO ITS RETAIL HUB.

TRAFFIC COUNTS CITY OF CAMBRIDGE

HWY 65 AT HWY 95	22,700 CARS PER DAY
HWY 65 AT MAIN ST	18,900 CARS PER DAY
HWY 95 AT OPPORTUNITY BLVD.	22,300 CARS PER DAY
HWY 95 AT MAIN ST	14,200 CARS PER DAY

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