

360 Property View

118 Main Street, Medford, MN 55049-9533

Commercial
Office, Other

List #: **6200181**
Status: **Active**

List Price: **\$399,000**
Orig List Pr: \$399,000



Property ID: **161014100**

For Sale/Lease: **For Sale**

Const Status: **Previously Owned**
Total Units: **1.00**
Found Size: **4,154**
Year Built: **2000**
Acres/Sqft: **0.210/9,148**
Lot Dim: **0**
Current Use: **Other**
Yearly/Seasonal: **Yearly**
County: **Steele-MN**
Postal City: **Medford**
List Date: **05/19/2022**
Rcvd by MLS: **05/23/2022**

Lease Type:
Tax Amount: **\$6,260**
Tax Year: **2022**
Assess Bal: **\$1,216**
Tax w/ Assess: **\$7,476**
Assess Pend: **No**
Homestead: **No**
Building Fin SF: **3,895**
Building SF:

DOM: **6**
CDOM/PDOM: **367/6**

Directions: **Follow I-35 S to 69th Street in Medford Township. Take exit 48 from I-35 left on Central right on Main Street.**

General Information

Legal Desc: **BLK 41 JOHNSON & CO. ADD. ALL OF BLK W OF RR EX N 125' W OF RR & 33' OF VACATED GROVE ST S OF LOT 1**
Multiple PIDs: **161014100**
School District: **763 - Medford (507-451-5250)**
Location:
Fract Ownr: **No**
Comp/Dev/Sub: **Johnson & Co**
Zoning: **Business/Commercial**
Accessibility: **No Stairs Internal**
Section/Township/Range:
Land Lease?: **No**
Rental License:
Power Company:

Structure Information

Heat: **Forced Air**
Fuel: **Natural Gas**
Air Cond: **Central**
Garage: **0**
Oth Prkg: **6**
Exterior: **Vinyl**
Roof: **Asphalt Shingles**
Water: **City Water/Connected**
Sewer: **City Sewer/Connected**

Features

Parking: **Unassigned, Uncovered/Open**
Utilities: **Heating Common**
Sale Includes: **Building**
Appliances: **None**
Basement: **None**
Amenities-Unit: **Indoor Sprinklers**

Unit Information

Efficiencies: **0** # 1 BR Units: # 2 BR Units: # 3 BR Units:

Remarks

Agent: **Buyers agent to verify all information. Building is currently being leased as a day care/school. Showing must be scheduled after 5:00 during week days and is fully available during the weekend. High quality tenant with lease in place.**
Public: **Great business opportunity located less than a mile off of I35 and on County Road 45 in Medford. This building is currently used as school/day care.**

Compensation & Financial

Buy Brkr Comp: **2.70%** Sub-Agt Comp:
List Type: **Exclusive Right**
Sellers Terms: **Cash, Conventional**
Assume Loan:
Facilitator Comp:
Lockbox Type: **Combo**
Listing Conditions: **Standard**
Variable Rate: **Yes**
Lockbox Source:

Agent/Office Information

Listing Agent: **Eric J. Frank 612-481-3802**
Listing Office: **RE/MAX Advantage Plus**
CoList Agent: **David Aase 612-440-9775**
CoList Office: **Revival Commercial Real Estate**
Appointments: **ShowingTime**
Office Phone: **507-301-0600**
Office Phone: **612-440-9775**

MLS #: **6200181** [118 Main St, Medford, MN 55049-9533](#)

