

# F FOR SALE



**DOWNTOWN DULUTH HART DISTRICT**

**118 E Superior St • Duluth, MN 55802**

**Offered at \$749,000**

**Greg Follmer • Broker MN WI • 218.310.0013 • [GregFollmer@gmail.com](mailto:GregFollmer@gmail.com)**

**230 East Superior Street • Duluth, Minnesota 55802 • Licensed in Minnesota and Wisconsin**

**All Information Herein Deemed Reliable but not Guaranteed**



**ENJOY ONE OF DULUTHS  
BEST MARKET LOCATIONS  
IN THE RAPIDLY DEVELOPING  
HART DISTRICT!**

Lakeview 2nd Floor has great potential for  
transformation to a high-end condo/  
Airbnb, etc. with onsite parking!!

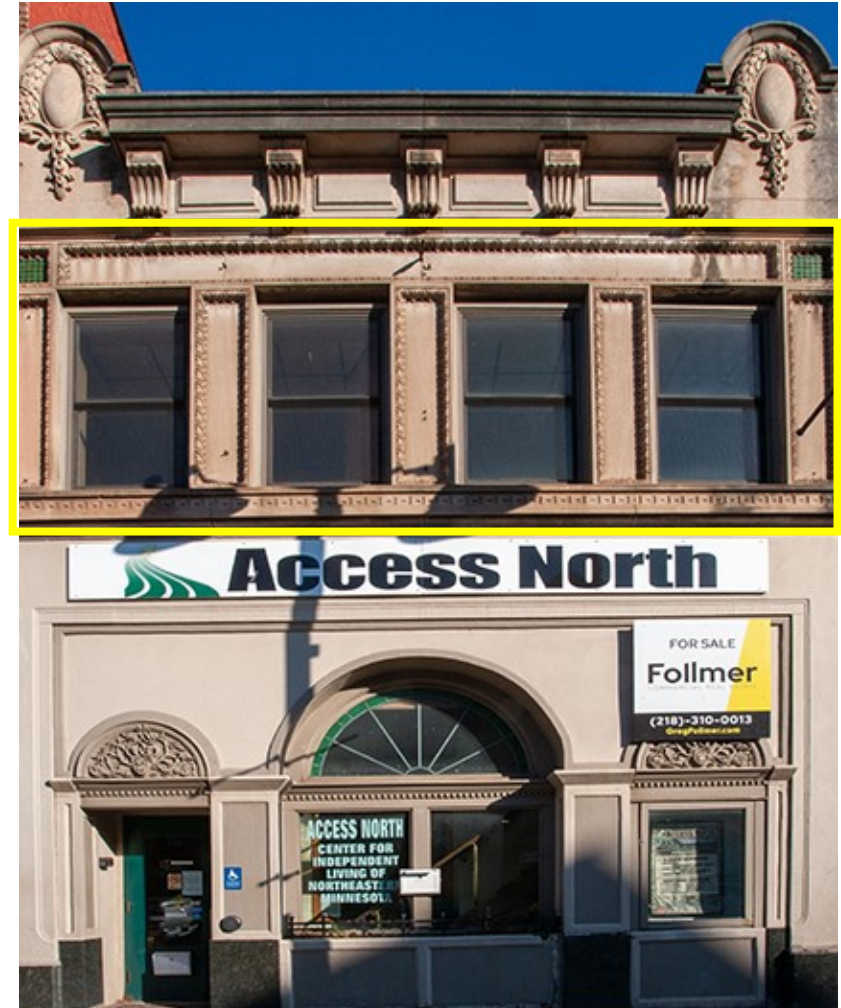
#010-0410-00210

25x115 Lot

Taxes TBD Non Profit Owner

5,750 SF (2 Floors)

Full Basement



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This building is the perfect building with three levels of quality finished square footage. Great office space with ADA lift at rear main floor to access conference rooms. Second floor with Lake Superior Views. Main floor could be converted for retail uses. Basement level walks out to Michigan Street. Located on a Prime Developing location in Downtown Duluth!



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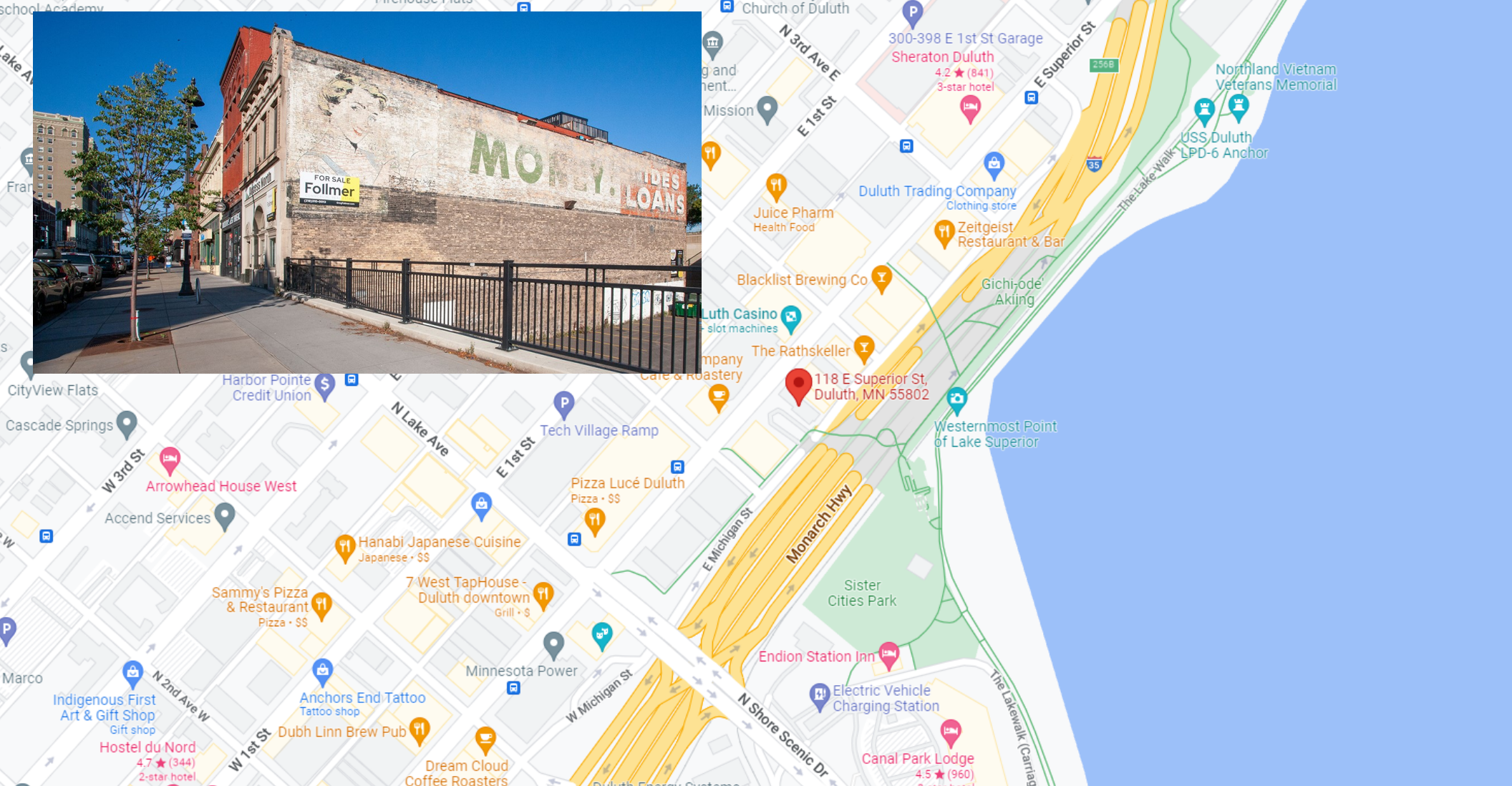
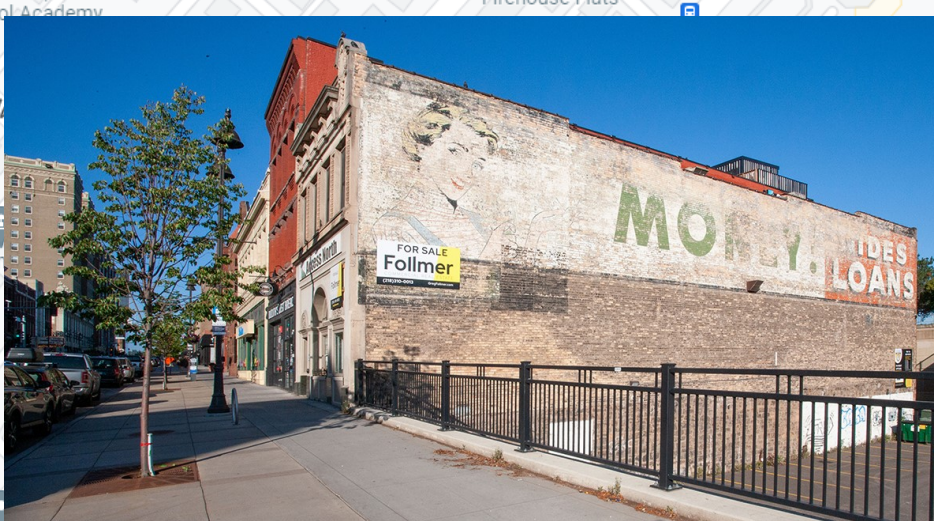
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