

51.58 ACRES FOR SALE

FULL ACCESS INTERCHANGE



I-35 COMMERCIAL SITE

FOREST TOWNSHIP, MINNESOTA

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I-35 & MILLERSBURG BLVD, FOREST TOWNSHIP, MN

PROPERTY INFORMATION

PID #:	06-12-3-11-001
Gross Acres:	51.6 (Approximately 3.42 wetland acres)
Zoning:	Highway Commercial (Rice County)
2025 Property Taxes:	\$1,424

**Based on National Wetland Inventory data.*

Property Highlights

- Full access and visibility to I-35
- +/- 2,500 feet of I-35 frontage
- Flexible commercial zoning

Zoning/Land Use Table [Here](#)



Demographics (2024)

	1 Mile	3 Miles	5 Miles
Population	39	870	4,257
Households	13	318	1,526
Average HH Income	\$164,146	\$153,518	\$147,783
Daytime Population	3	173	1,473

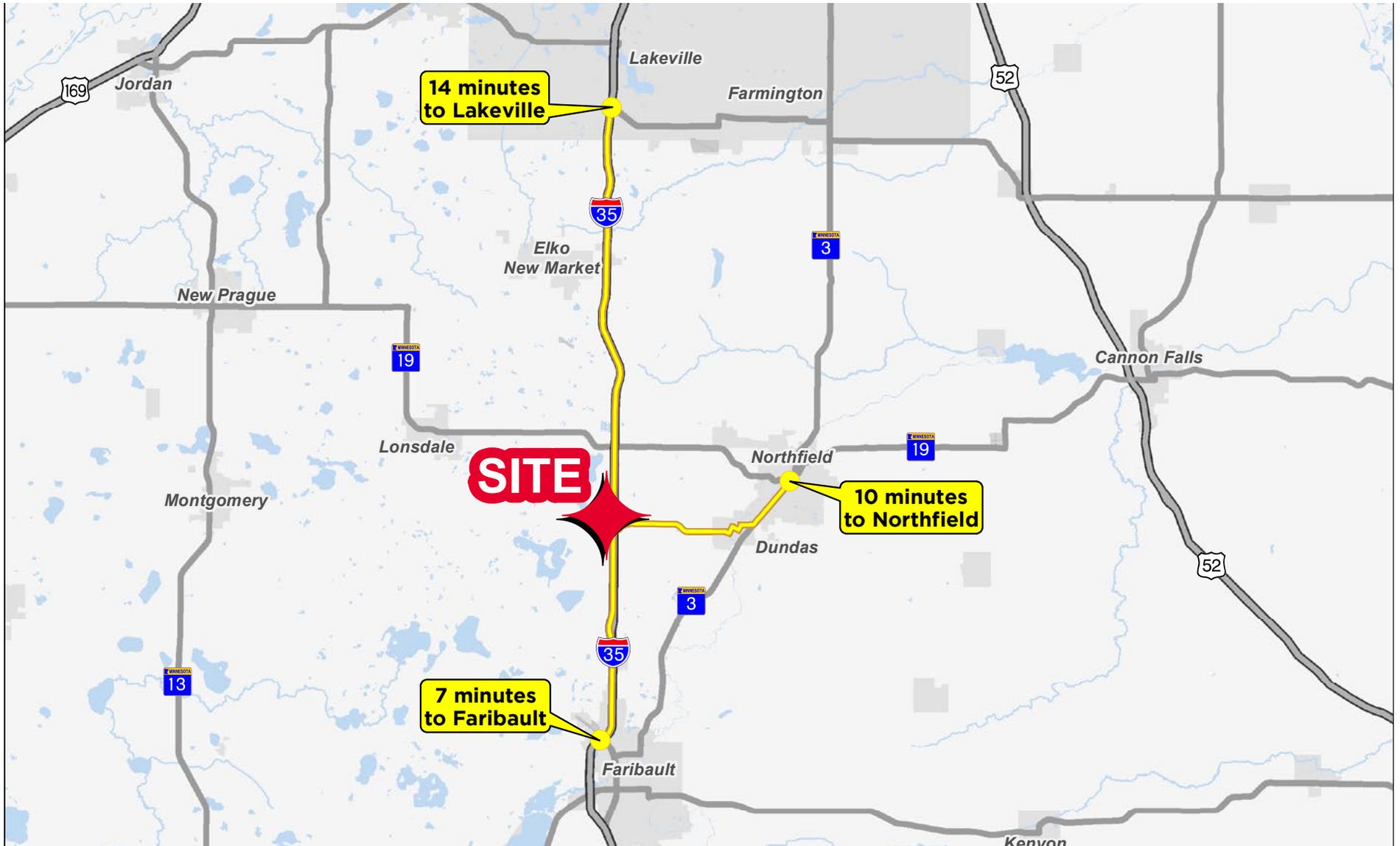
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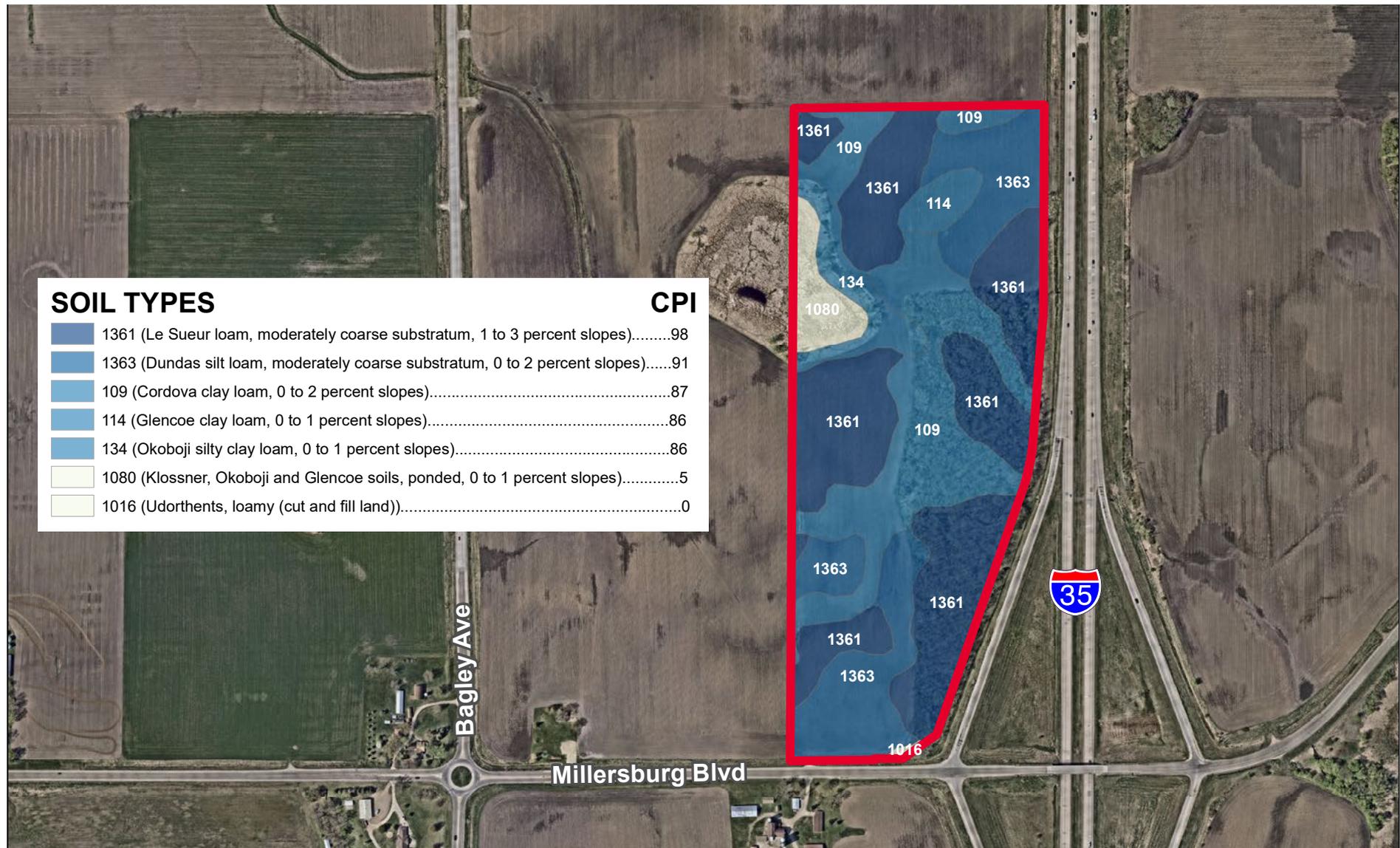
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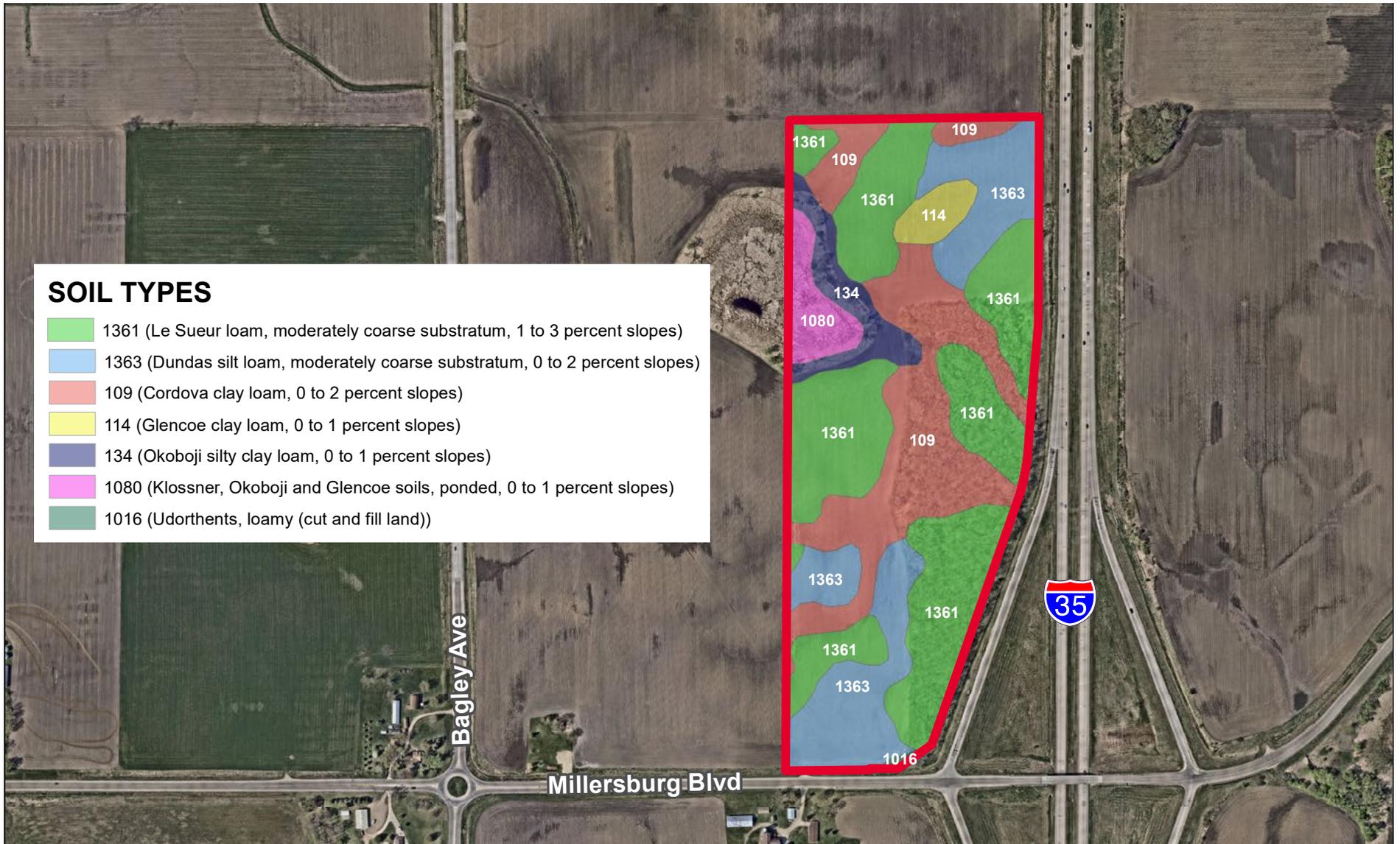
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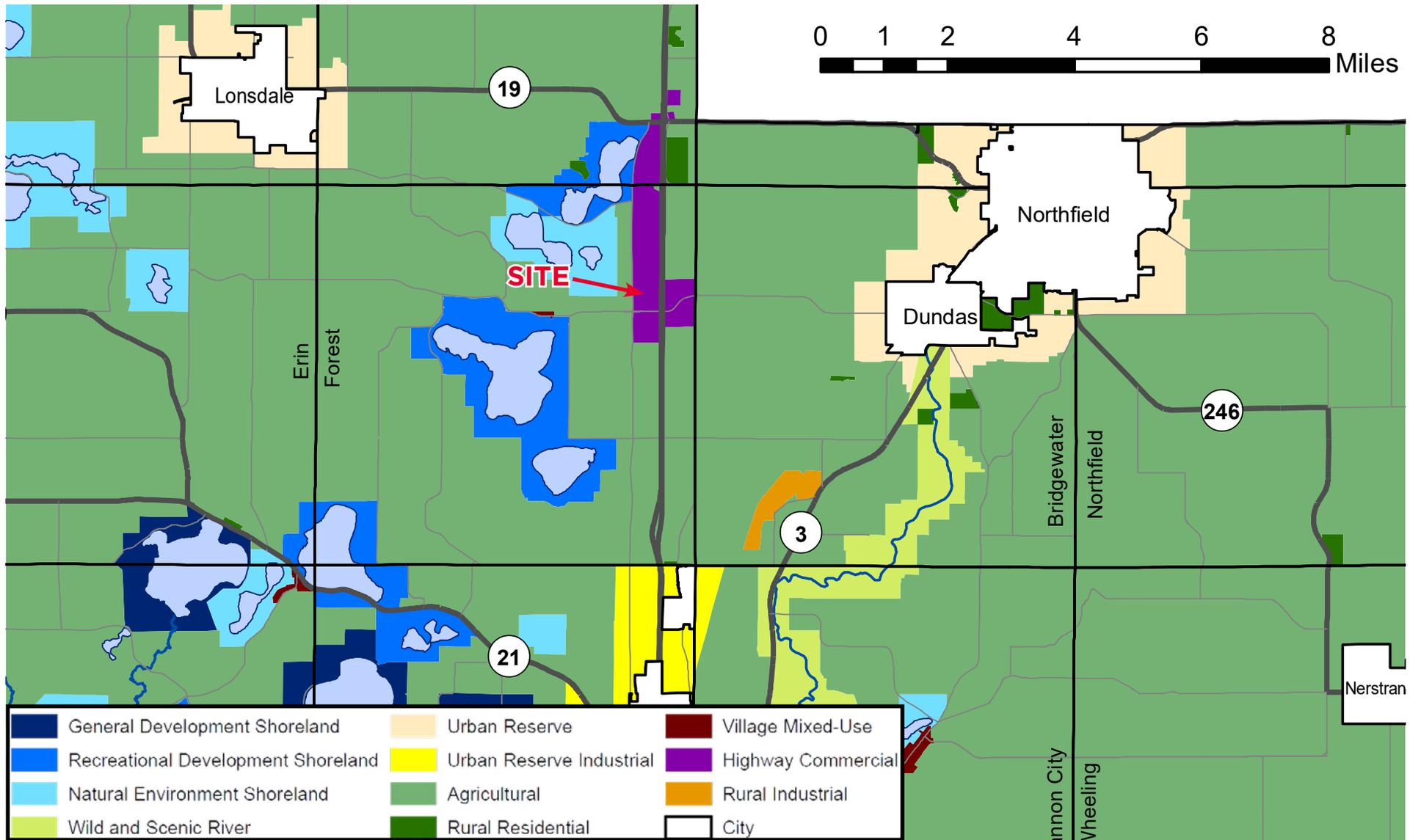
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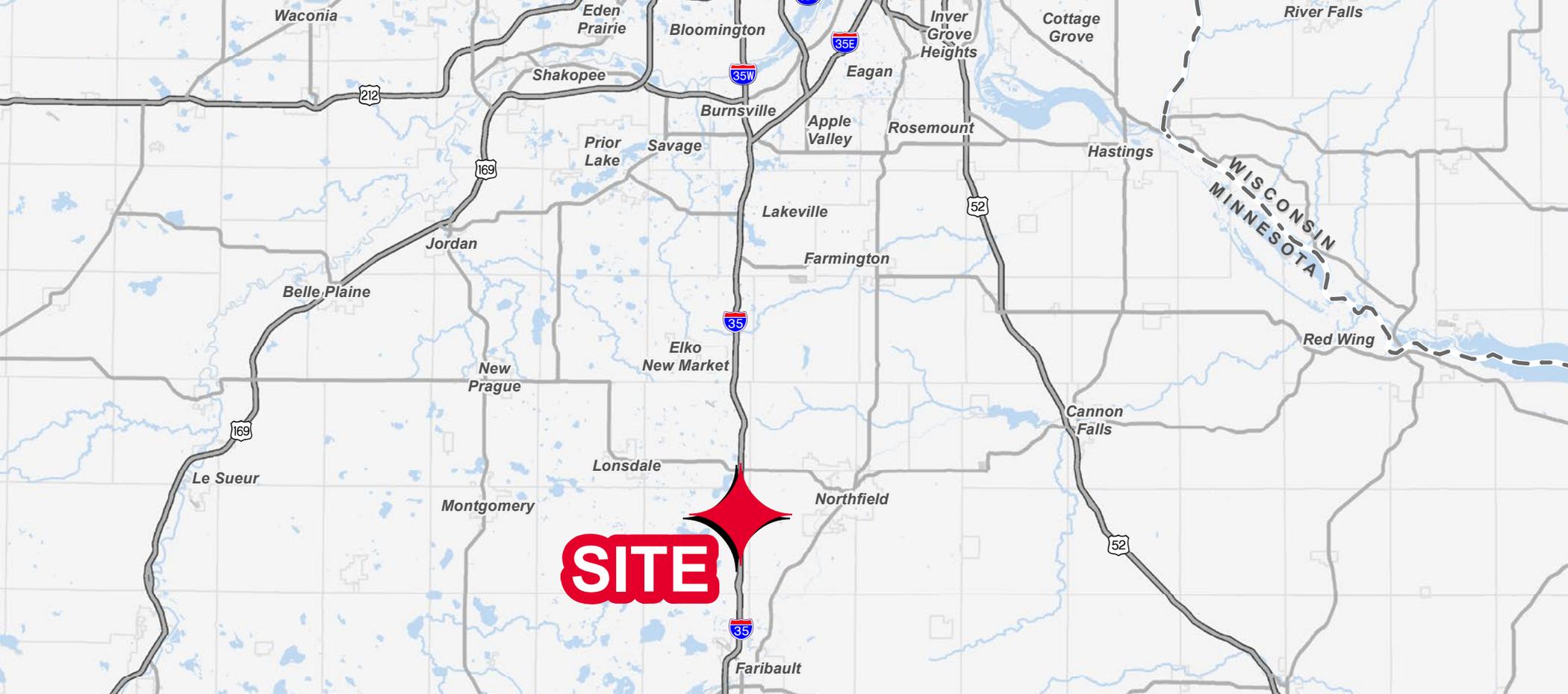


PROPERTY AERIAL



ZONING MAP





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