



Erhard Village Store

521 Fergus Ave, Erhard, MN 56534



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Erhard Village Store

\$699,900

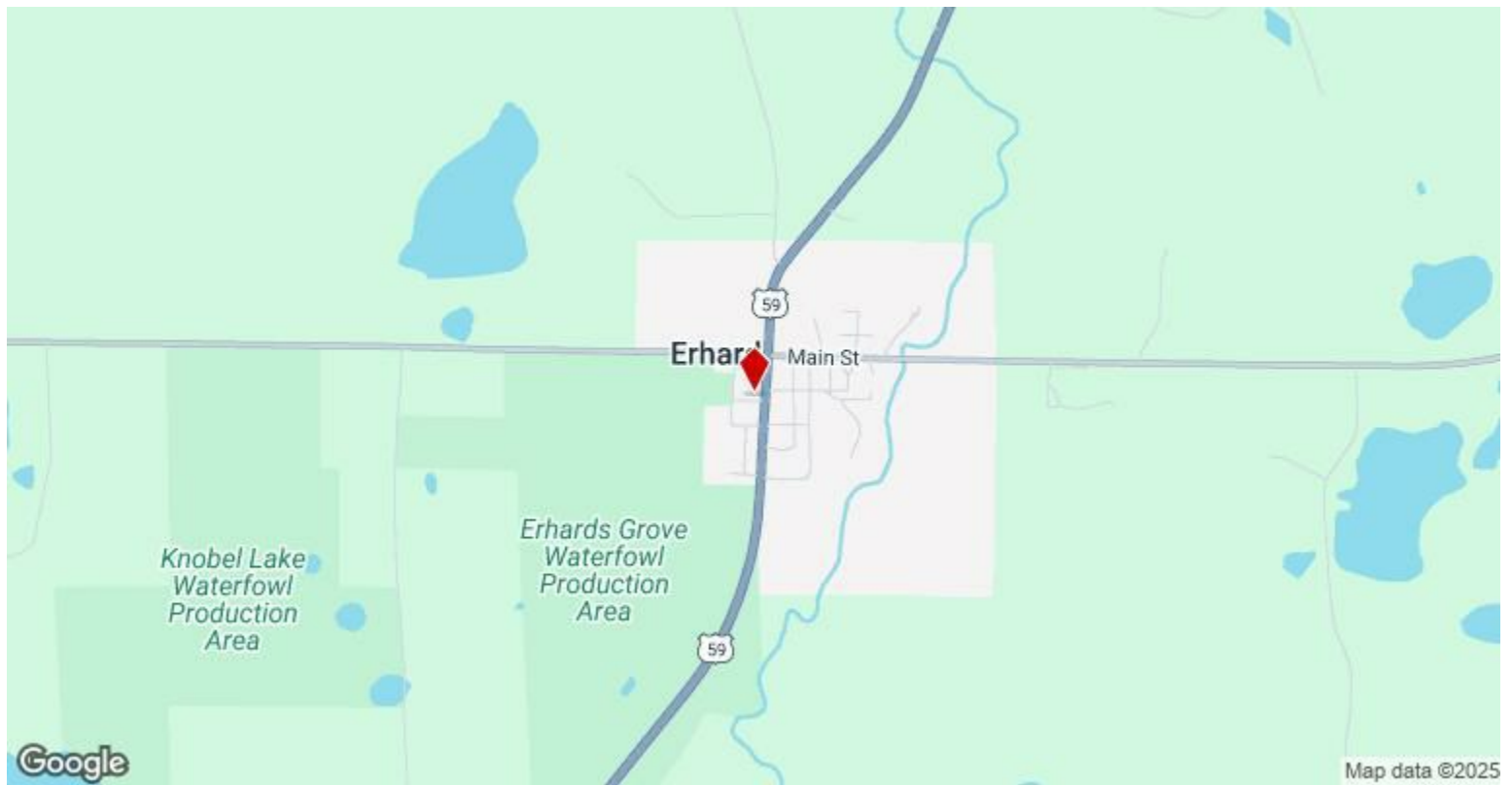
Opportunity to own a very well established gas station in the heart of lakes country. This store is within 1 hr from the FM are. Interior has all been updated. Includes liquor store and bate station. Financials upon request. Buyers/Agent must sign NDA. Real Estate and business is included in sale. Inventory is additional at the time of ownership change....

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- Gas station, convenience store, liquor, and bate store located on main road through Erhard Minnesota. Interior has been completely updated.



Price:	\$699,900
Property Type:	Retail
Property Subtype:	Convenience Store
Building Class:	C
Sale Type:	Investment or Owner User
Lot Size:	1.03 AC
Gross Building Area:	4,000 SF
Sale Conditions:	1031 Exchange
No. Stories:	1
Year Built:	1970
Tenancy:	Single
Zoning Description:	B2
APN / Parcel ID:	70000990350002
Walk Score ®:	20 (Car-Dependent)



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Property Photos



Bate Station



Interior

Property Photos



Property Photos



Property Photos



Bathroom



Liquor

Property Photos



Property Photos



Property Photos

