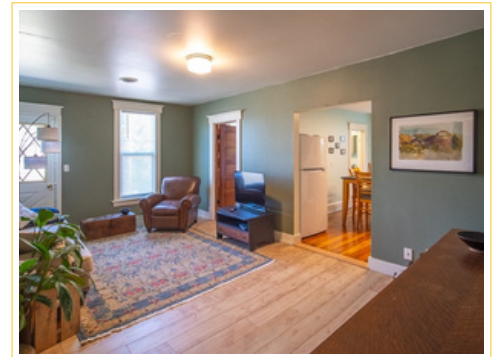


312 Center St E Hammond, MN 55991

Zumbro River Valley Mixed-Use Investment



BUCKY BEEMAN

bucky@rgi-group.com
507.951.7130



\$250,000



4,400 SF



0.02 Acres



**2- 2 bed/
1 bath**

Incredible turnkey investment opportunity in the picturesque Zumbro River Valley! This unique, well-maintained mixed-use building offers four distinct revenue streams. The upper level features two updated residential apartments: one occupied by an excellent long-term tenant and the second operating as a successful short-term vacation rental. The main level offers accessible commercial storefronts, including a complete commercial kitchen/cafe space and a separate office/bar setup. The building features recent mechanical, cosmetic, and utility updates throughout, with separate meters in place. A massive double-sided lot with a built-in stage adds incredible expansion or event-hosting potential to capture heavy seasonal traffic from river recreationists, cyclists, and tourists.



frontdesk@rgi-group.com



www.rgi-group.com



507.289.8000