

St. Michael I-94 Business Center

14551 45th Street NE
St. Michael, MN

42.65 Acres For Sale



45th Street NE



PROPERTY OVERVIEW

Site Features



Direct access
to I-94



Available
as BTS



Asking Price:
Negotiable



Lot sizes from:
3.78 to 22.8 acres



Outdoor storage
available



Nearby many area
amenities

Site Information

Address 14551 45th Street NE
St. Michael, MN 55379

Current Zoning B-1, General Business (Parcels 1 & 2) - [More Info](#)
I-1, Industrial (Parcels 3 & 4) - [More Info](#)

Site Area 42.65 Acres total (divisible to 3.78 Acres)

PIDs

- ① 114371000020: 3.78 gross Acres
- ② 114371000030: 10.48 gross Acres
- ③ 114371000040: 5.59 gross Acres (4.94 Net Acres)
- ④ 114371000050: 22.80 gross Acres (11.48 Net Acres)

Demographics

Radius	5 Miles	10 Miles	20 Miles
Population	64,946	199,330	994,033
Median HH Income	\$114,696	\$109,936	\$96,999
Average HH Income	\$133,915	\$134,386	\$126,268



AREA AMENITIES



Speedway
ALBERTVILLE PREMIUM OUTLETS
A SHOPPING CENTER
Casey's
TACO BELL

Site

JIFFY LUBE
ANYTIME FITNESS
FedEx Office
Cub FOODS
CROSSFIT BREAKOUT

CVS
Denny's
KOHLS
DUNKIN' DONUTS
FREDDY'S STEAKBURGERS

TARGET
Shell
Cabela's
McDonald's
STARBUCKS

DQ
Jetton Mikes Subs
Papa Murphy's
Holiday Inn Express
Walgreens

COFFEE
Culver's
WELLS FARGO
NOODLES & COMPANY
Holiday

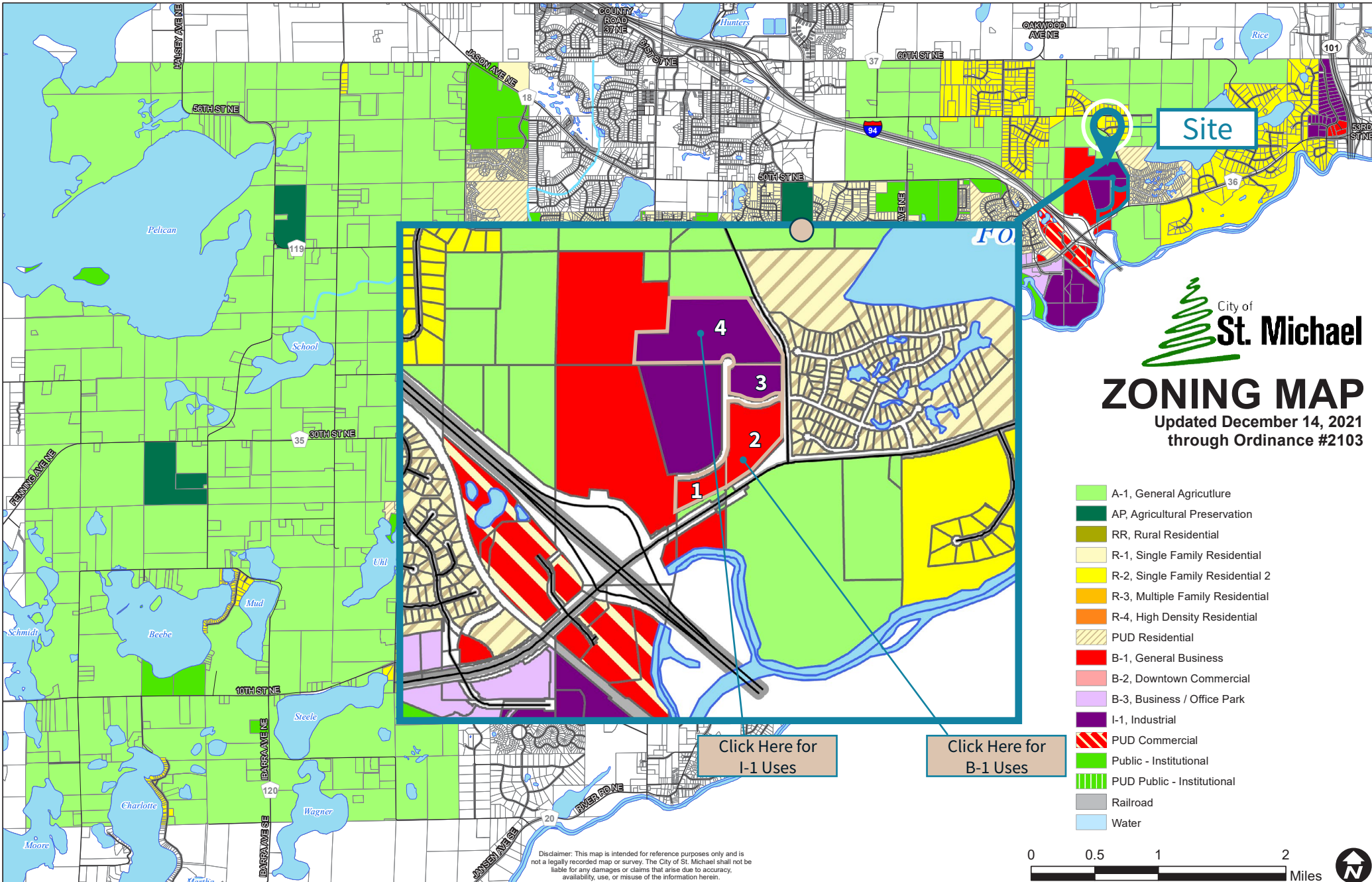
Pizza Hut
SUBWAY
Domino's
Cub FOODS

CVS
McDonald's
DQ
Walgreens

Speedway
KWIK TRIP

NEW HORIZON ACADEMY
Lil Explorers
Childcare Center

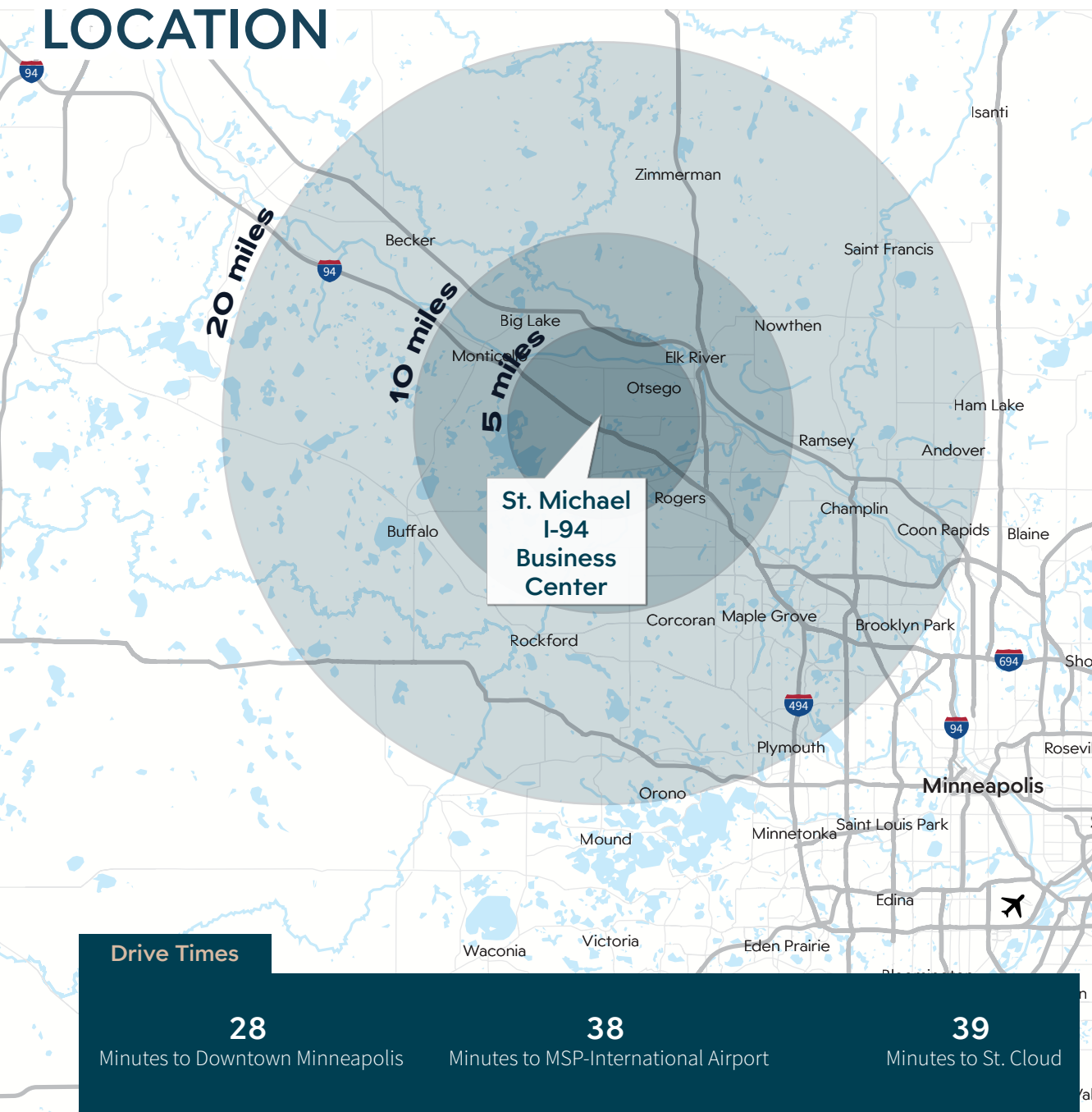
ZONING INFORMATION



NEARBY OCCUPIERS



LOCATION



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