

INDUSTRIAL FOR SALE

710 10TH ST. NE MILACA

710 10TH STREET NE, MILACA, MN 56353



FOR SALE

KW COMMERCIAL

13100 West Wayzata Boulevard
Minnetonka, MN 55305

PRESENTED BY:

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Each Office Independently Owned and Operated

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EXECUTIVE SUMMARY

710 10TH STREET NE



OFFERING SUMMARY

PRICE:	\$375,000
BUILDING SF:	Approximately 4,928 SF
PRICE / SF:	\$76.10/SF
WAREHOUSE SF:	Approximately 4,628 SF
OFFICE KITCHENETTE	Approximately 300 SF
GRADE DOORS:	2 - 12' H doors
CLEAR HEIGHT:	Approximately 13' ceiling
POWER:	Qty 3 - 200 AMP panels
YEAR BUILT:	2004
LOT SIZE:	0.86 AC
PID	21-024-1802
PROPERTY TAXES	\$3,908 payable 2026

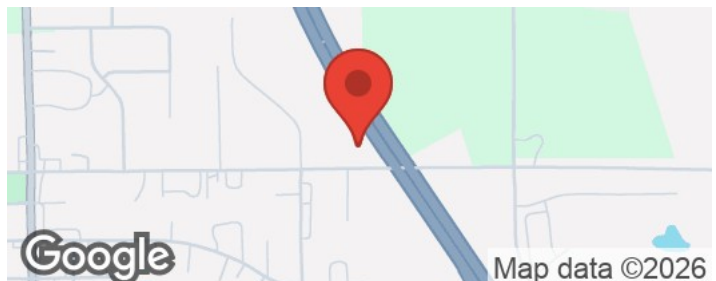
PROPERTY OVERVIEW

This well-maintained industrial facility features a combination of functional space and modern amenities. It includes 12' high drive-in doors at each end, allowing for drive through access. The driveway is concrete construction.

Inside, the property boasts nicely appointed office space with a kitchenette and restroom. The warehouse includes electric boiler for in-floor heating and a trench drain running the length of the building, ideal for a variety of industrial uses.

Security cameras are installed throughout the building, enhancing site safety. The facility is powered by 3 - 200 AMP electrical panel, suitable for a wide range of industrial operations. Washer & Dryer hook ups.

Strategically located within Milaca's Industrial Park, the property offers excellent connectivity—just off State Highway 169, 40 miles north of I-94, and 30 miles northeast of St. Cloud. Suitable for manufacturing, warehousing, or even secure storage of valuable possessions, this versatile property is an ideal hub for regional distribution or specialized operations.



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PROPERTY SUMMARY

710 10TH STREET NE



Property Summary

Building SF:	Approximately 4,925 SF
Lot Size:	0.86 Acres
Price:	\$399,000
Year Built:	2004
Zoning:	Industrial
Loading:	2-12 x 12' drive-in doors
Heating:	In-floor heat
Boiler:	New as of 2026

Property Overview

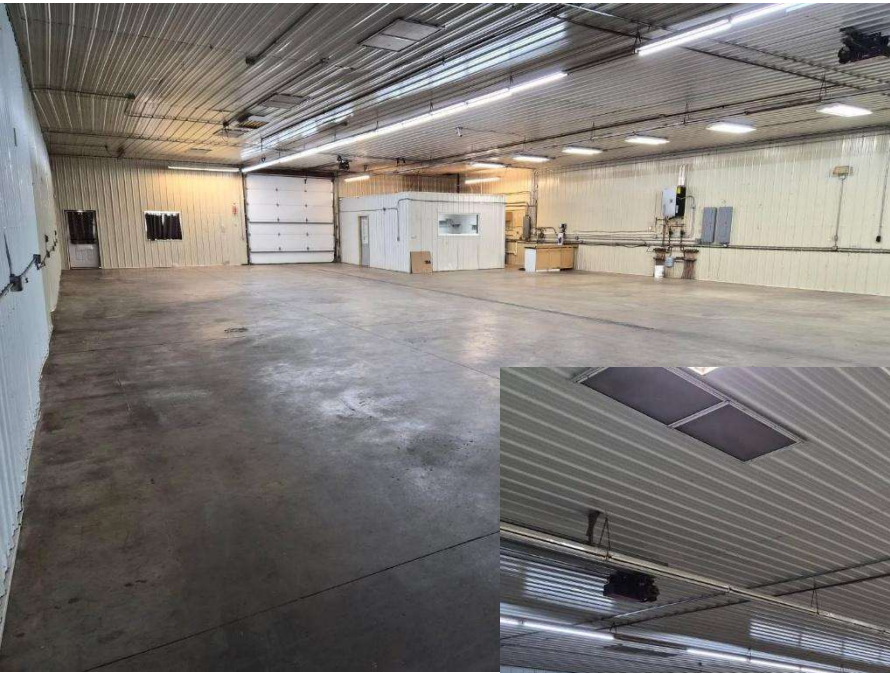
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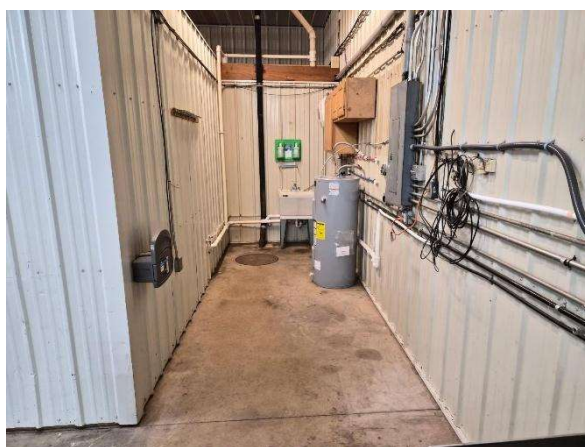
Location Overview

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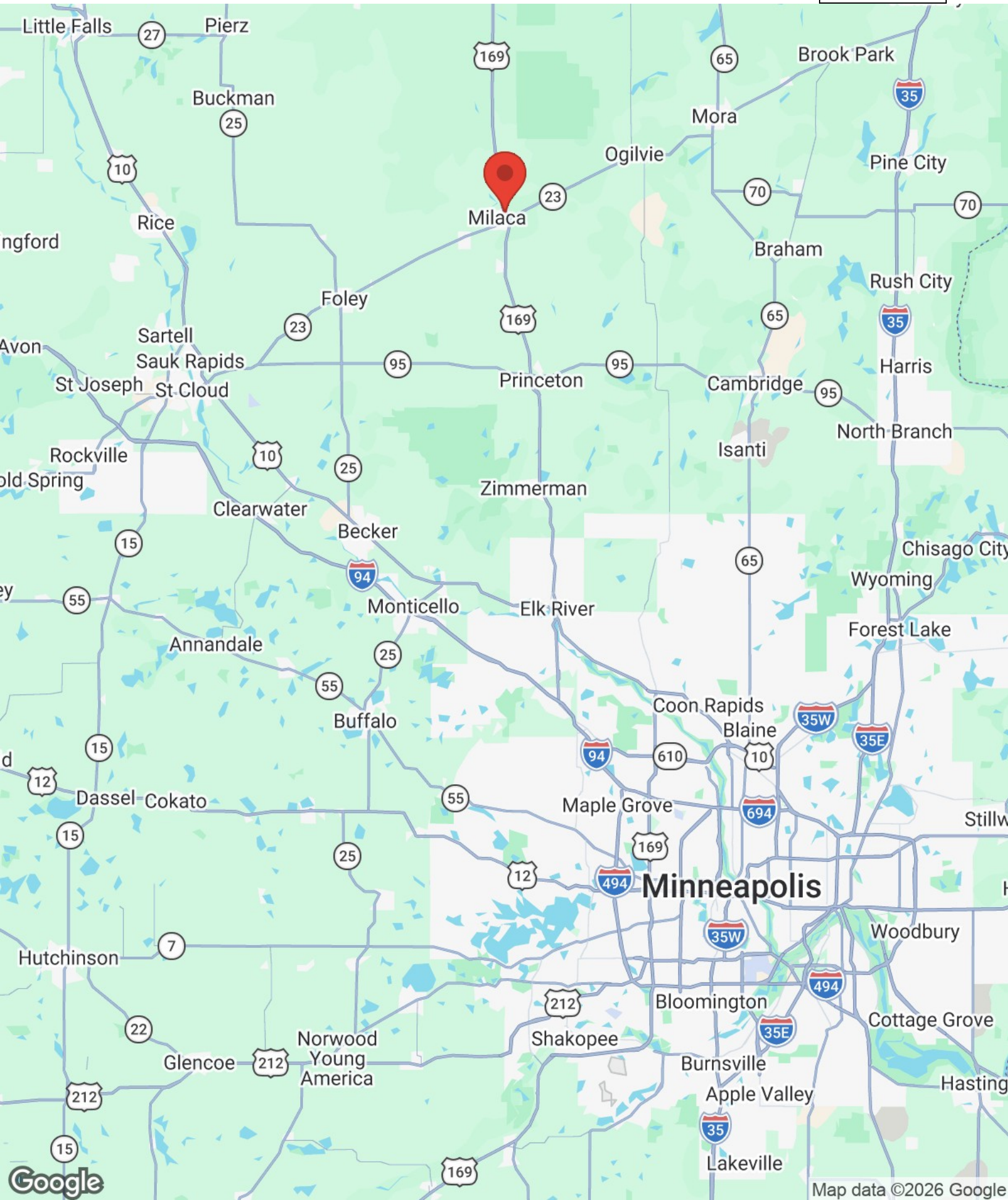
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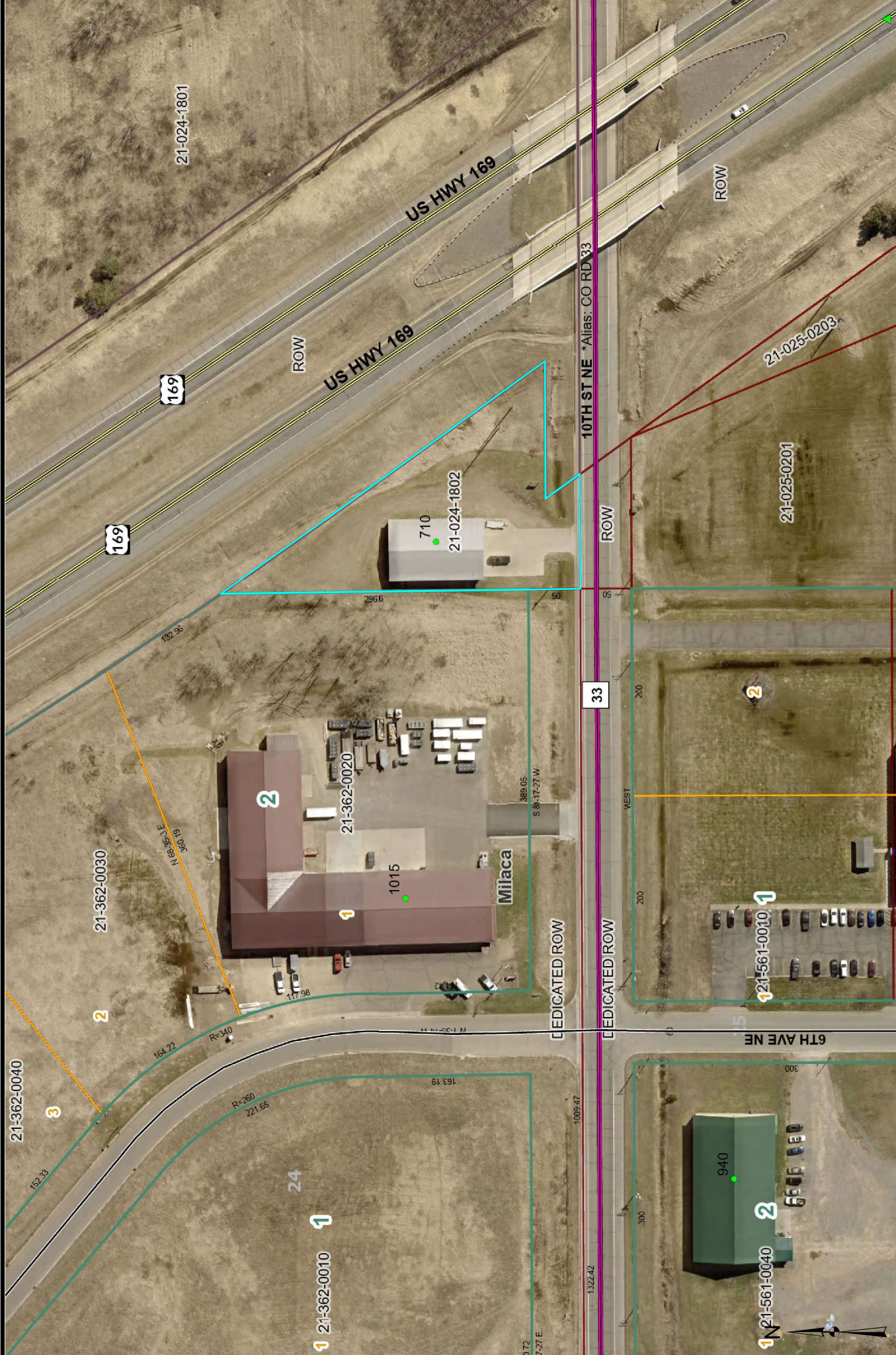




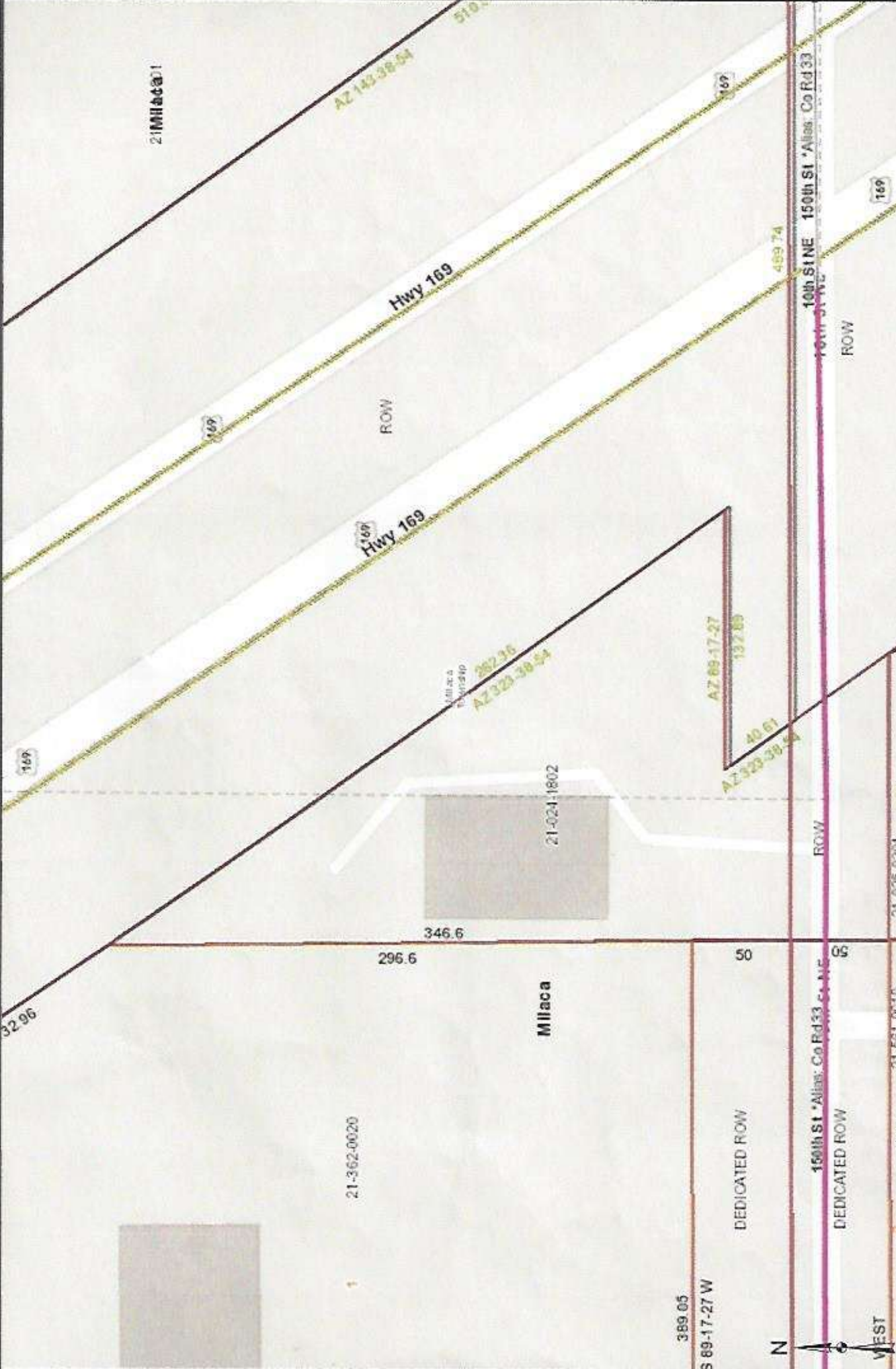
REGIONAL MAP

710 10TH STREET NE



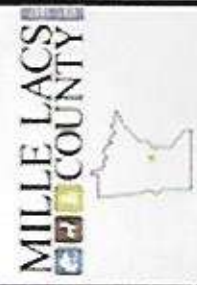


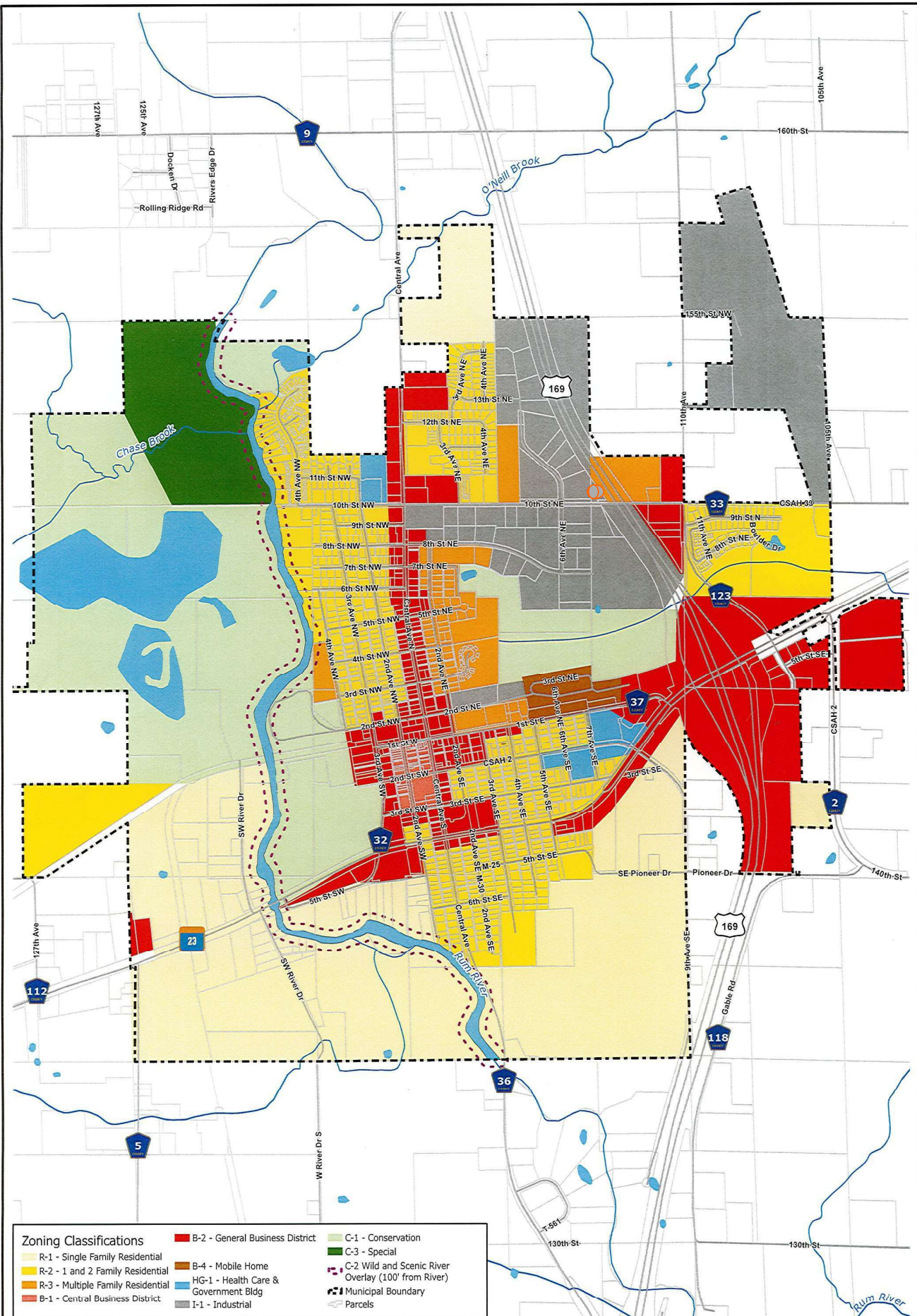
These data are provided on an "AS-IS" basis, without warranty of any type, expressed or implied, including but not limited to any warranty as to their performance, merchantability, or fitness for any particular purpose.		Date: 6/19/2025	This map is not a substitute for accurate field surveys or for locating actual property lines and any adjacent features.



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property	
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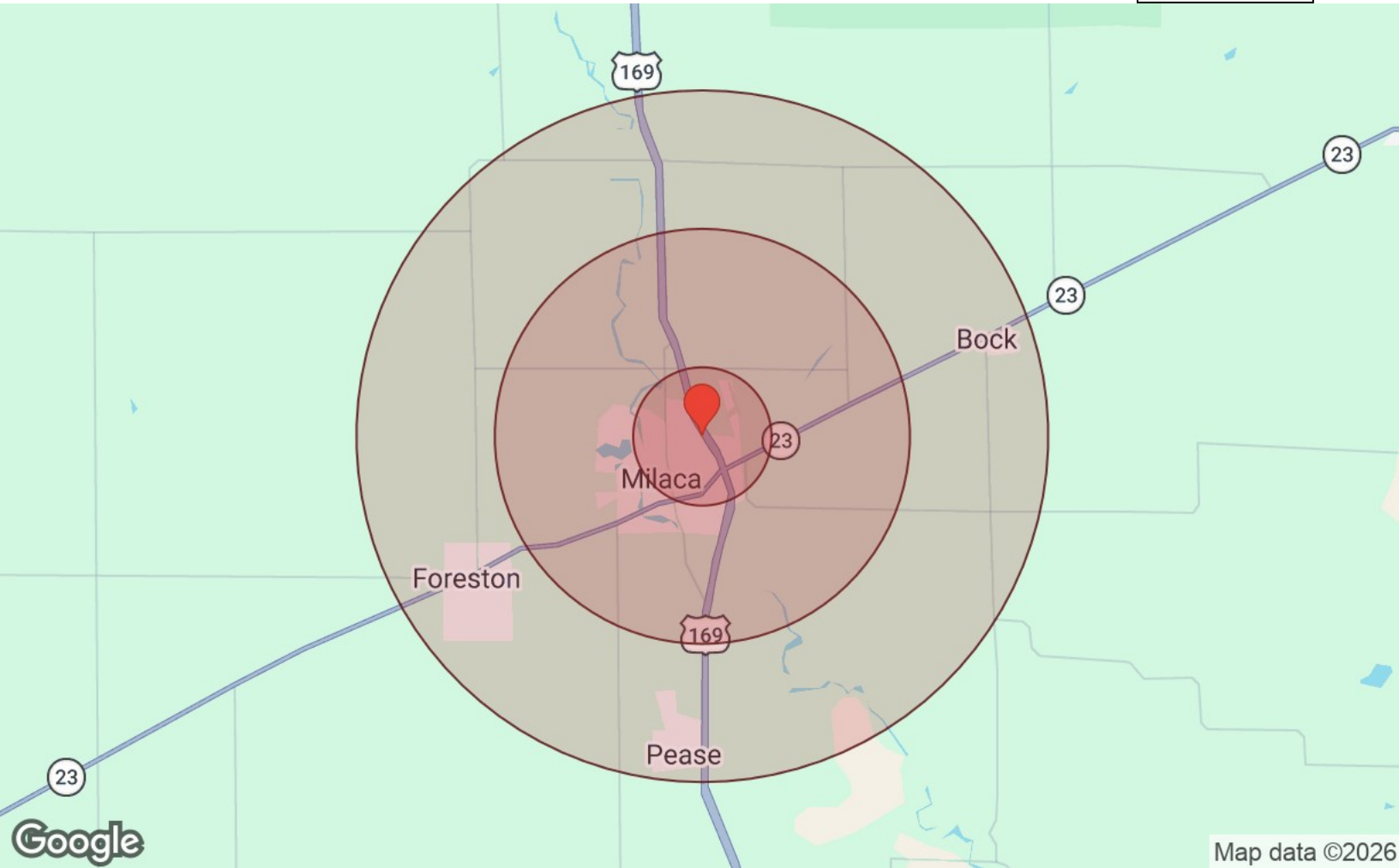
CITY OF MILACA, MN **ZONING MAP** **September 2023**



Notes:
 1. Coordinate System: NAD 1983 HARN Adj MN
 2. Data Sources: Milaca County, US Fish and Wildlife

DEMOGRAPHICS

710 10TH STREET NE



Map data ©2026

Distance: ● 1 Mile ● 3 Miles ● 5 Miles

Population	1 Mile	3 Miles	5 Miles
Male	1,302	2,178	3,898
Female	1,263	2,095	3,650
Total Population	2,565	4,273	7,548

Race / Ethnicity	1 Mile	3 Miles	5 Miles
White	2,305	3,848	6,805
Black	23	34	50
Am In/AK Nat	28	39	58
Hawaiian	1	2	2
Hispanic	47	83	162
Asian	24	36	66
Multiracial	124	210	368
Other	13	21	35

Housing	1 Mile	3 Miles	5 Miles
Total Units	1,272	2,058	3,385
Occupied	1,118	1,807	2,983
Owner Occupied	687	1,179	2,222
Renter Occupied	431	628	761
Vacant	154	251	401

Age	1 Mile	3 Miles	5 Miles
Ages 0 - 14	465	779	1,407
Ages 15 - 24	309	515	896
Ages 25 - 54	904	1,559	2,942
Ages 55 - 64	342	574	1,016
Ages 65+	544	846	1,287

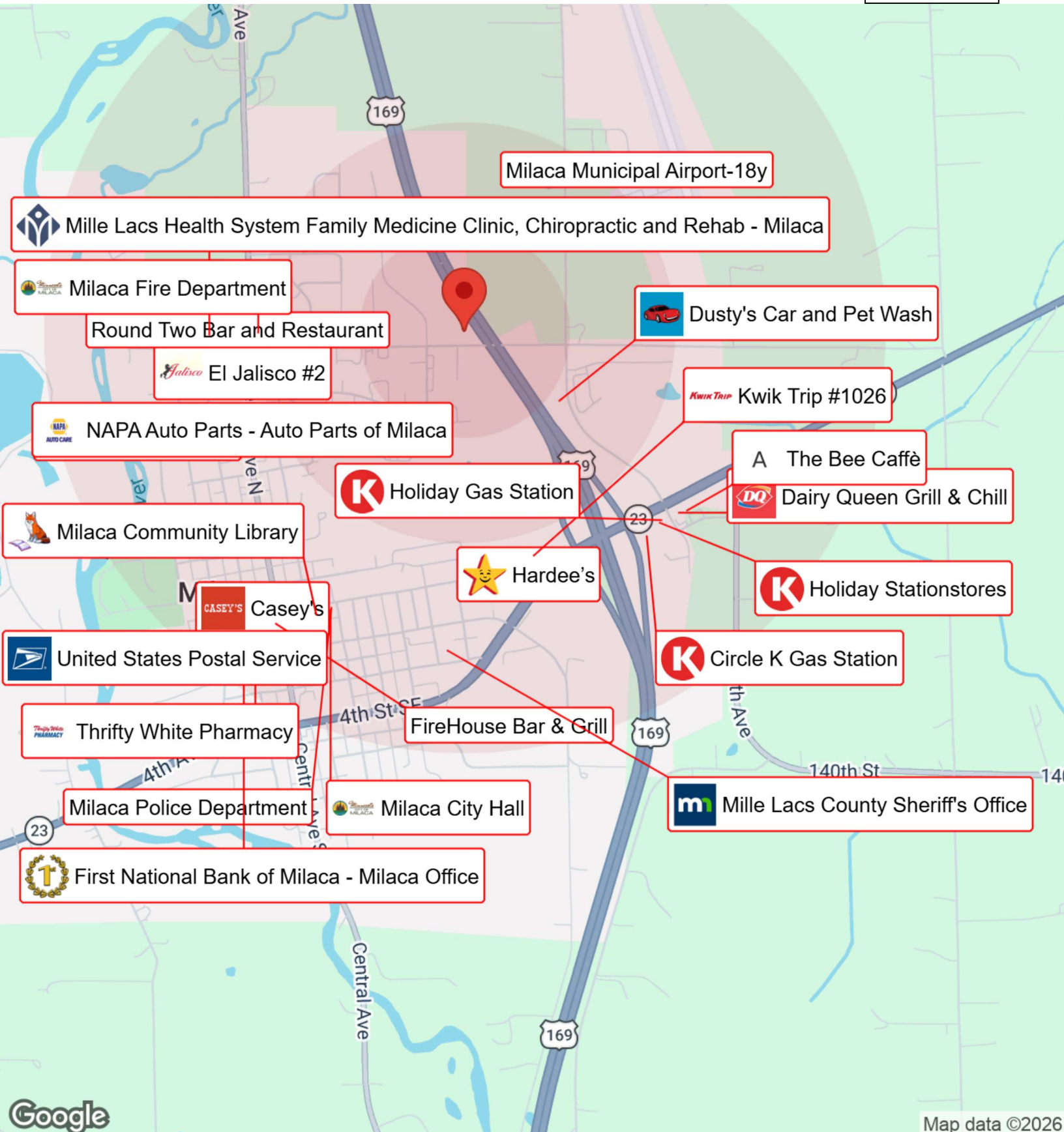
Income	1 Mile	3 Miles	5 Miles
Median	\$57,151	\$62,641	\$76,142
Under \$15k	149	208	252
\$15k - \$25k	80	122	165
\$25k - \$35k	89	126	161
\$35k - \$50k	178	270	371
\$50k - \$75k	187	321	523
\$75k - \$100k	140	244	425
\$100k - \$150k	185	310	612
\$150k - \$200k	82	151	340
Over \$200k	28	55	134

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BUSINESS MAP

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