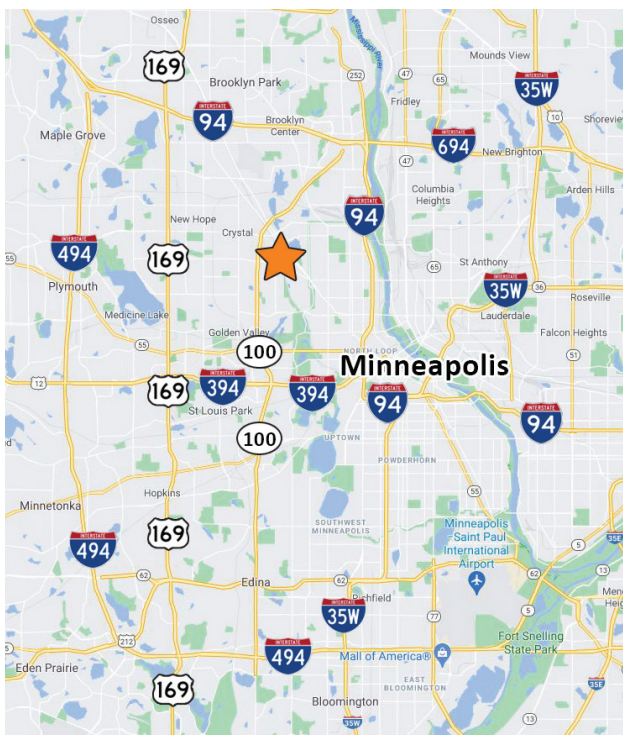


# OPPORTUNITY ZONE LAND FOR SALE

3978 West Broadway, Robbinsdale, MN 55422



**1 ACRE FOR FUTURE DEVELOPMENT**



## DESCRIPTION

Elim Lutheran Church in Robbinsdale, Minnesota, is looking to sell 1 acre of their parking lot for future development.

## FEATURES

- Land is currently zoned R-B, Residential-Business
- Seller will keep the church building and parking and can be flexible with how they divide the site
- Currently tax exempt
- Near future to be determined light rail stop
- Near other recent housing developments
- Area shopping includes Hy-Vee, Cub Foods, Walgreens and CVS Pharmacy
- Nearby dining includes Wicked Wort Brewery, Nonna Rosa's Ristorante Italiano, Broadway Pizza, and several quick service restaurants
- Easy access to Minneapolis, Botteneau Blvd., the western suburbs and Hwy 100



**Kevin Peck**

2550 University Ave. W. Suite 416-S

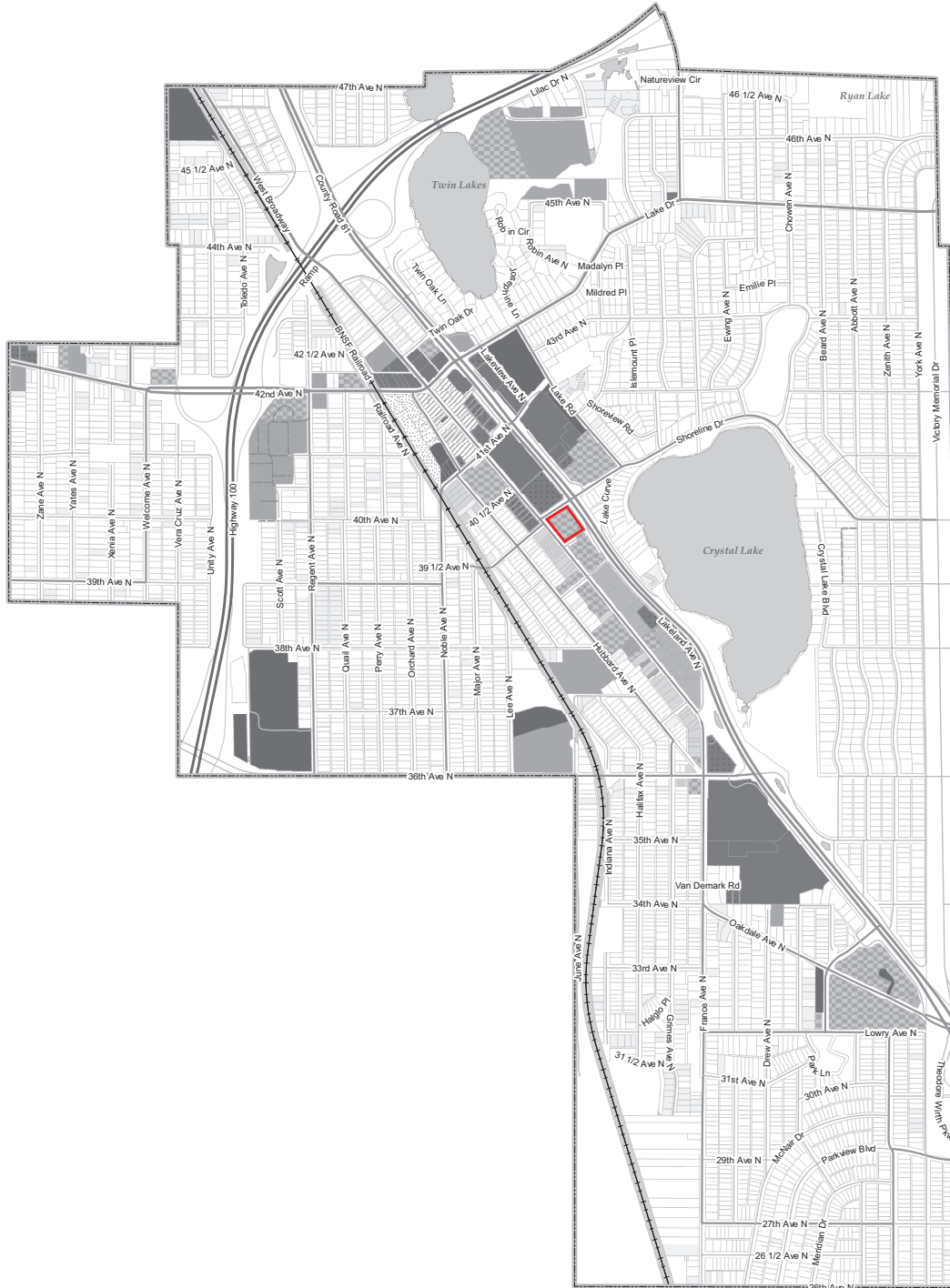
St. Paul, MN 55114

612-834-2250 | [KevinPeck@Suntide.com](mailto:KevinPeck@Suntide.com)

# OPPORTUNITY ZONE LAND FOR SALE

3978 West Broadway, Robbinsdale, MN 55422

## CITY OF ROBBINSDALE



**Kevin Peck**  
2550 University Ave. W. Suite 416-S  
St. Paul, MN 55114  
612-834-2250 | [KevinPeck@Suntide.com](mailto:KevinPeck@Suntide.com)

# OPPORTUNITY ZONE LAND FOR SALE

3978 West Broadway, Robbinsdale, MN 55422



The METRO Blue Line Extension Light Rail Transit project will extend the existing Blue Line from Target Field Station northwest to Brooklyn Park and connect communities along the way. For more information, visit <https://www.publiccoordinate.com/#/projects/BLRT/map>

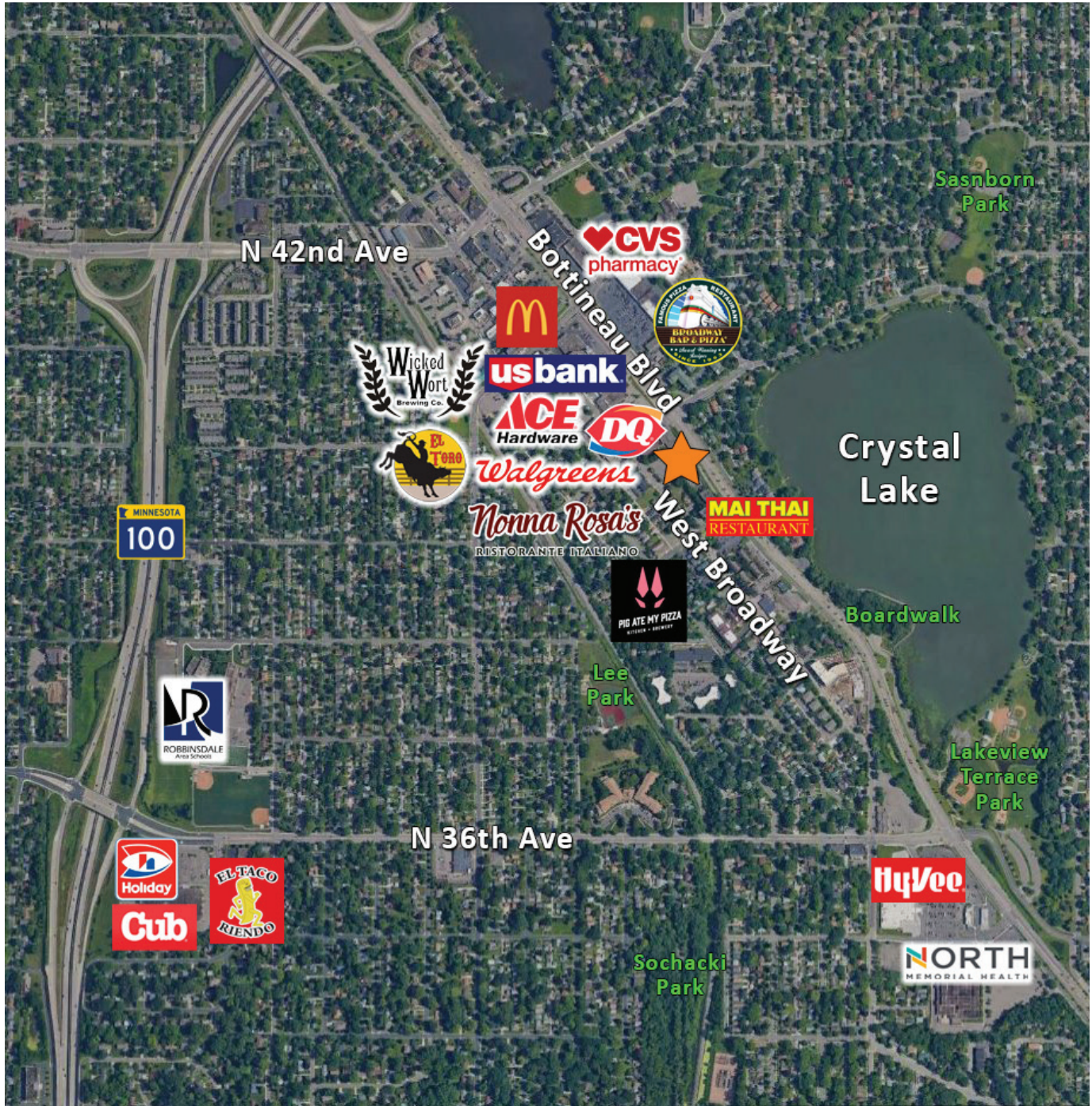


**Kevin Peck**  
2550 University Ave. W. Suite 416-S  
St. Paul, MN 55114  
612-834-2250 | [KevinPeck@Suntide.com](mailto:KevinPeck@Suntide.com)

# OPPORTUNITY ZONE LAND FOR SALE

3978 West Broadway, Robbinsdale, MN 55422

## RETAIL MAP



**Kevin Peck**  
2550 University Ave. W. Suite 416-S  
St. Paul, MN 55114  
612-834-2250 | [KevinPeck@Suntide.com](mailto:KevinPeck@Suntide.com)