



CHISAGO COUNTY — HRA-EDA — A Natural Resource for Business

CITY OF TALORS FALLS

Main Steet Redevelopment Site

Hwy. 95 & Chisago Street
Taylors Falls, MN 55084

PROPERTY FEATURES:

- Zoned Business and Industrial
- Full Municipal Utilities In Place
- Electric (3 Phase): Xcel Energy
- Gas(2" - 6" / 60 PSI): Xcel Energy
- Water (80PSI)/ Sewer (8"): City of Taylors Falls
- Telecommunications: Midcontinent and Frontier Communications
- Located Just 50 Miles North of Twin Cities on Hwy 95 in downtown Taylors Falls
- Business Friendly Development Process



AVAILABLE AREA:

- **1.6 acres**

PRICE:

- **Asking price \$200,000—City will consider all offers and proposed uses**
- **Finance Incentive Programs Available**
- **Downtown Development Funds**

