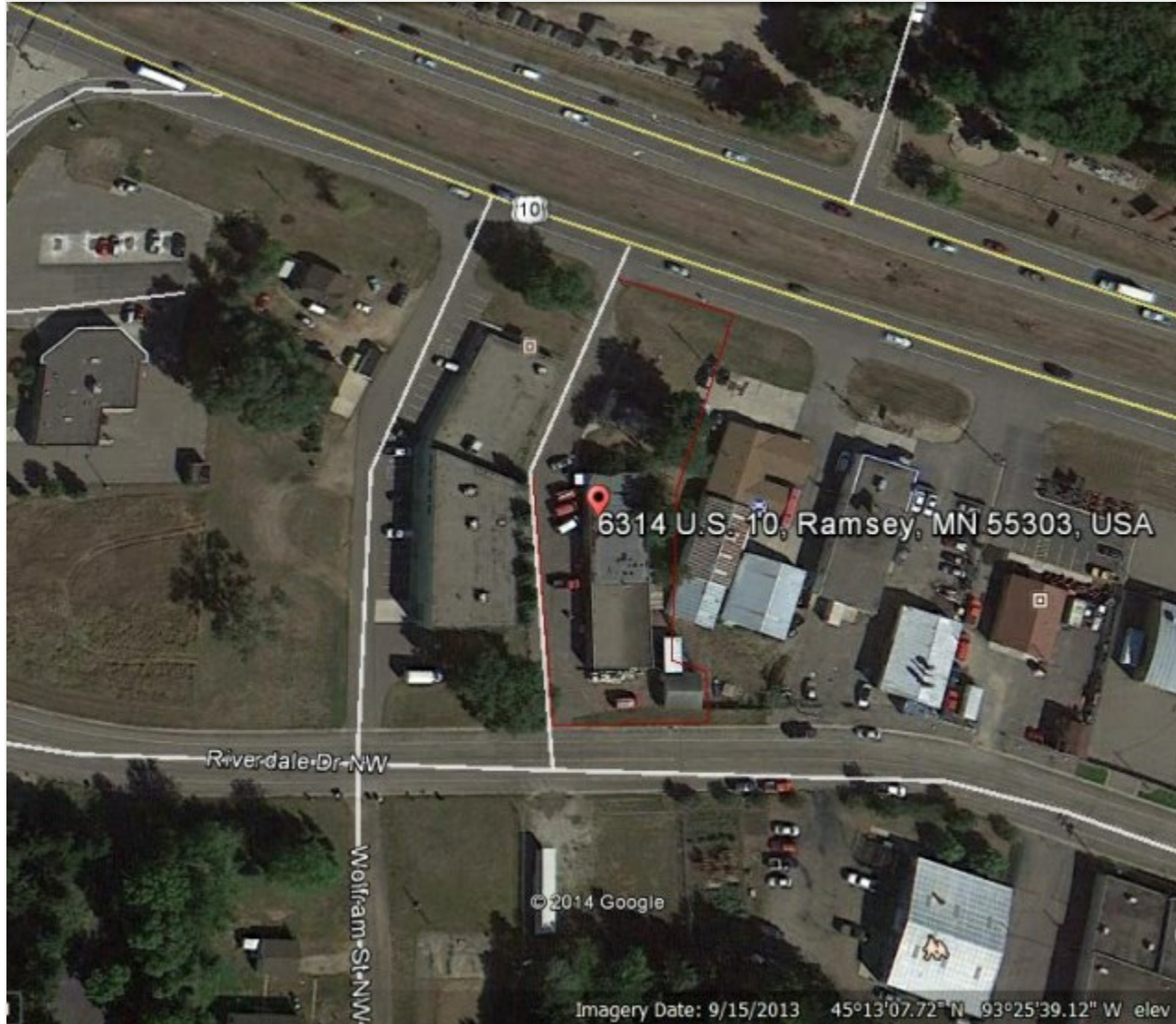


Electric Systems of Anoka

6314-Hwy 10, Ramsey, MN 55303



Presented by
Kontor Realty Group



Price: \$475,000

95' of frontage on Hwy. 10 with one curb cut on Hwy. 10. Lot is .62 ac. with 600 sf of office and 5600 sf of warehouse/shop. drive in and dock doors. Lighted sign on Hwy. 10 grandfathered in.

Electric Systems of Anoka

6314-Hwy 10, Ramsey, MN 55303



Price:	\$475,000
Building Size:	6,200 SF
Price/SF:	\$76.61
Property Type:	Industrial
Property Sub-type:	Distribution Warehouse
Additional Sub-types:	Manufacturing
Property Use Type:	Business For Sale
Commission Split:	3%
Occupancy:	0%
No. Stories:	1
Year Built:	1975
Clear Ceiling Height:	12 ft.
No. Dock-High Doors/Loading:	1
No. Drive In / Grade-Level Doors:	1



Mike Berglund

mike.berglund@kontorrealtygroup.com

(952) 452-4441

License: 40268801



Kontor Realty Group

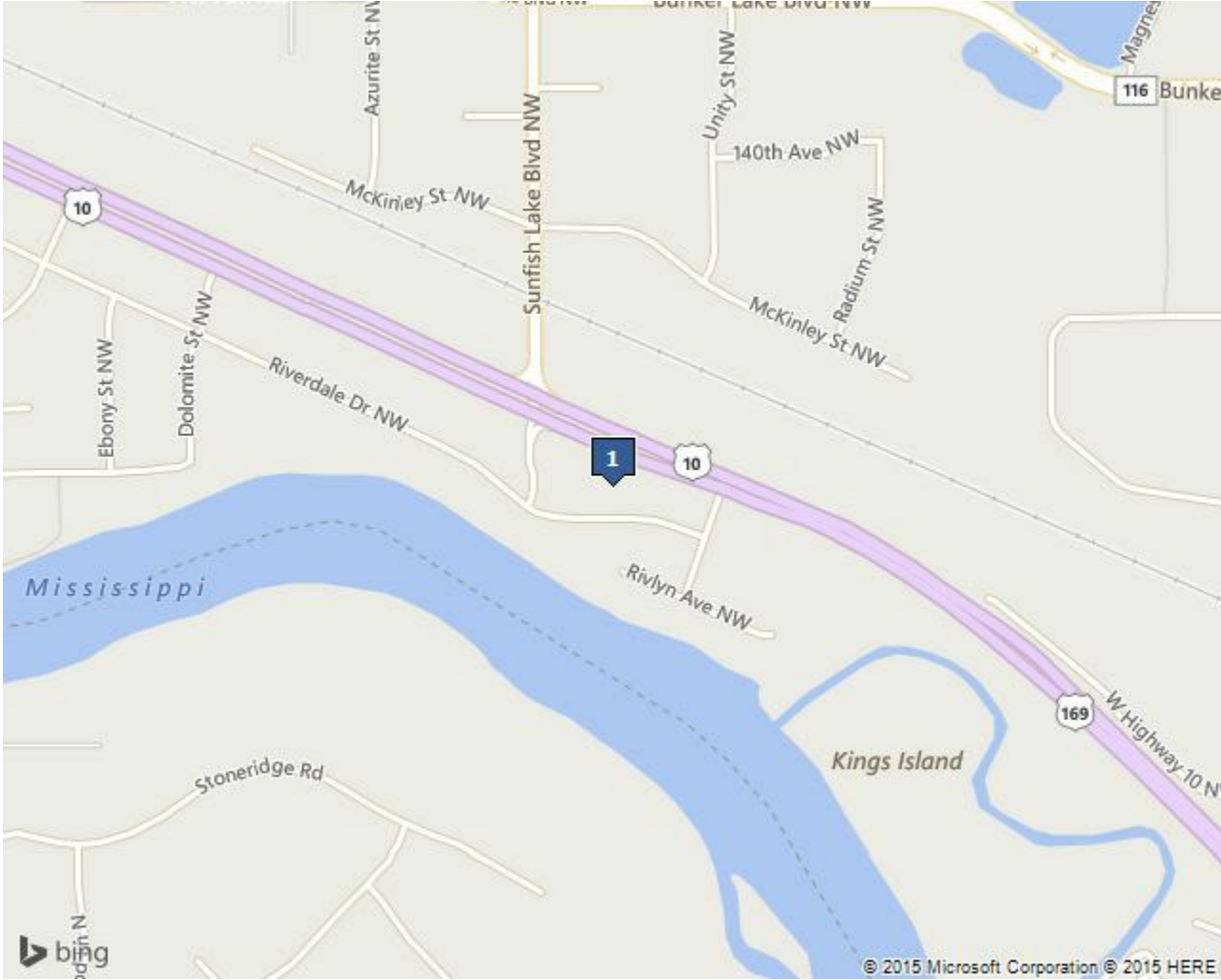
10984 Jackson Dr
Eden Prairie, MN 55347

Notes

Electric Systems of Anoka

6314-Hwy 10, Ramsey, MN 55303

Location



Location Description

Intersection of Sun Fish Lake Blvd and hwy-10 on south side of highway.