



Available for Sale - \$550,000

**OFFICE SPACE**

2401 W 66th St

RICHFIELD, MINNESOTA 55423

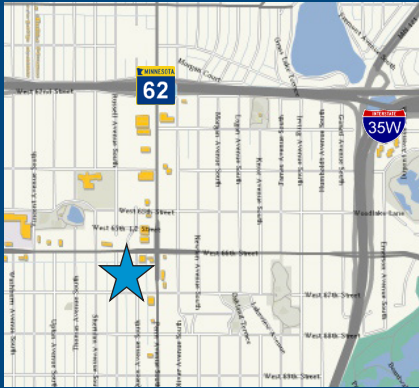
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## Site Plan Highlights

- › Excellent access to Hwy 62
- › Close to many retail amenities off Penn Avenue
- › Pylon signage available
- › Well distributed power
- › Water in multiple locations
- › 100% air-conditioned

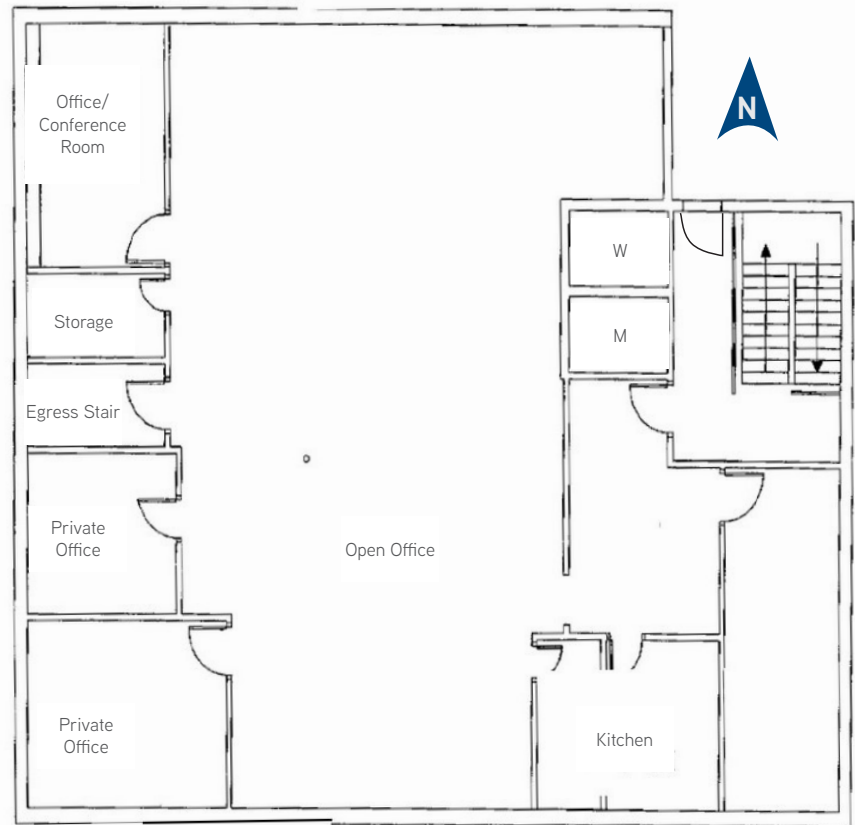


## FOR SALE › OFFICE SPACE

# 2401 W 66th Street

RICHFIELD, MINNESOTA 55423

## UPPER LEVEL FLOOR PLAN - APPROX. 3,124 SF



## PROPERTY INFORMATION

### Building Size

1,876 SF lower level  
3,124 SF upper level  
5,000 SF total

### Offering Price

**\$550,000.00**

### 2017 RE Taxes

\$15,433.78

### Site Size

0.25 Acres

### Year Built

1965

### Parcel ID

2902824410013

### Parking

18 stalls total, 6 covered

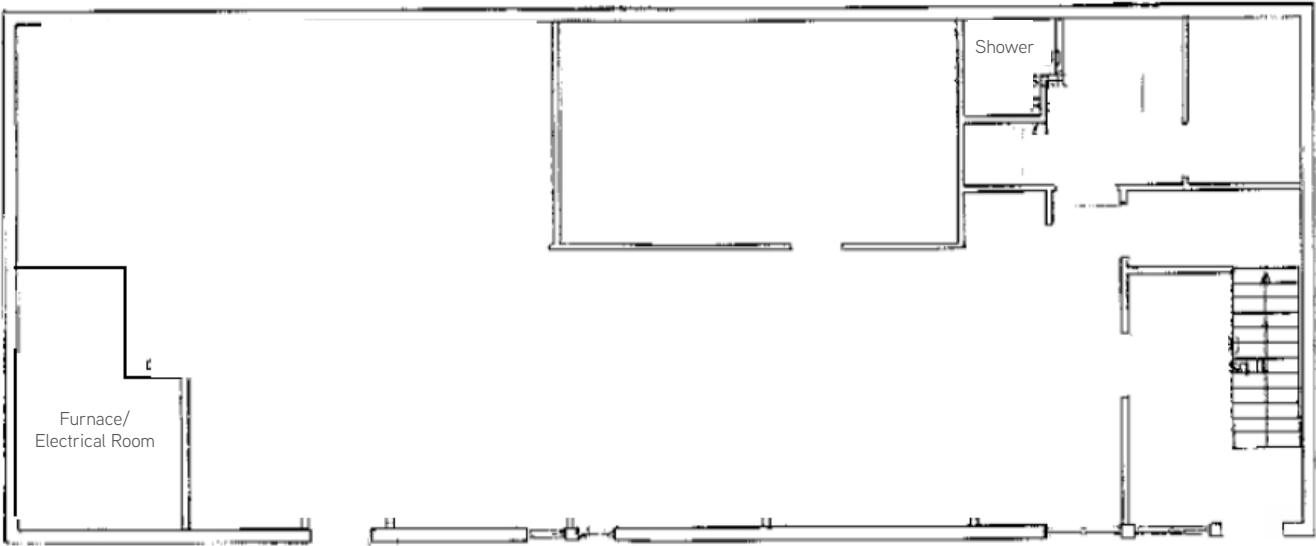
### Zoning

C-2 General Commercial

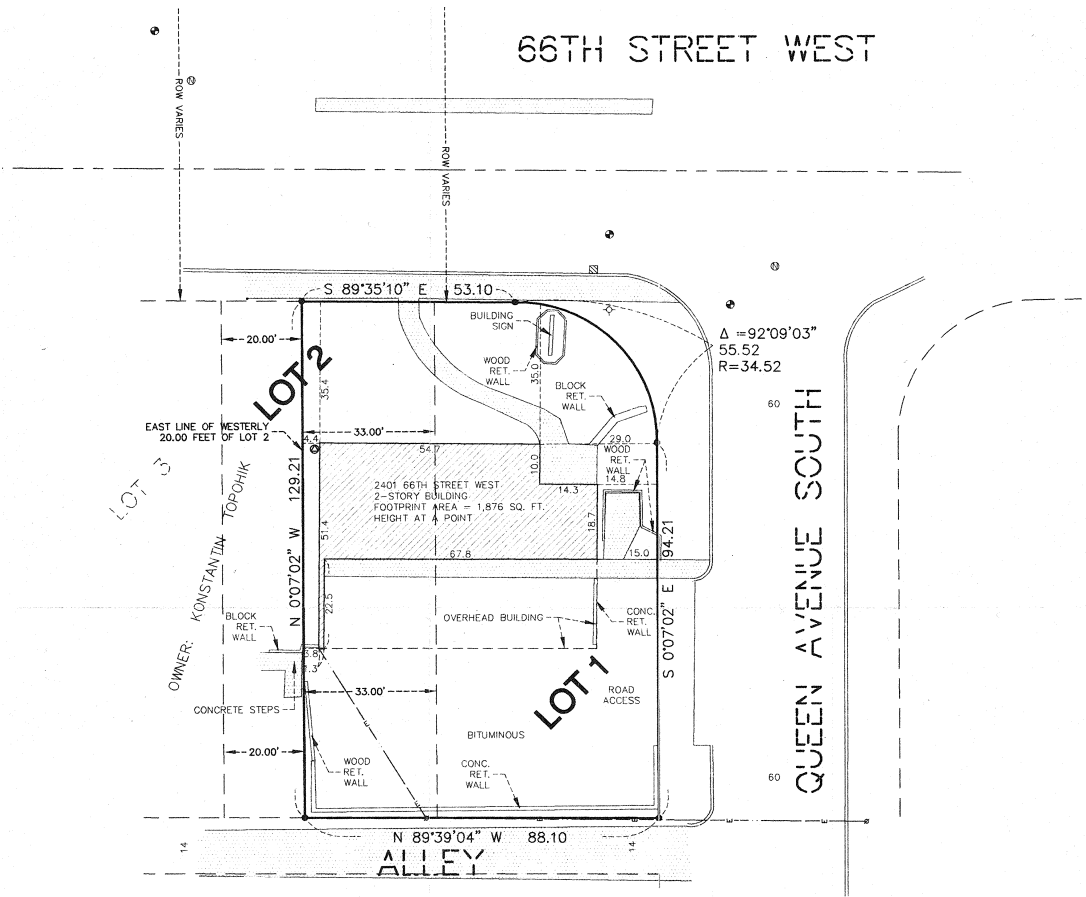
### Traffic Counts

W 66th St: 17,100 vpd  
Penn Ave S: 12,800 vpd

LOWER LEVEL FLOOR PLAN - APPROX. 1,876 SF



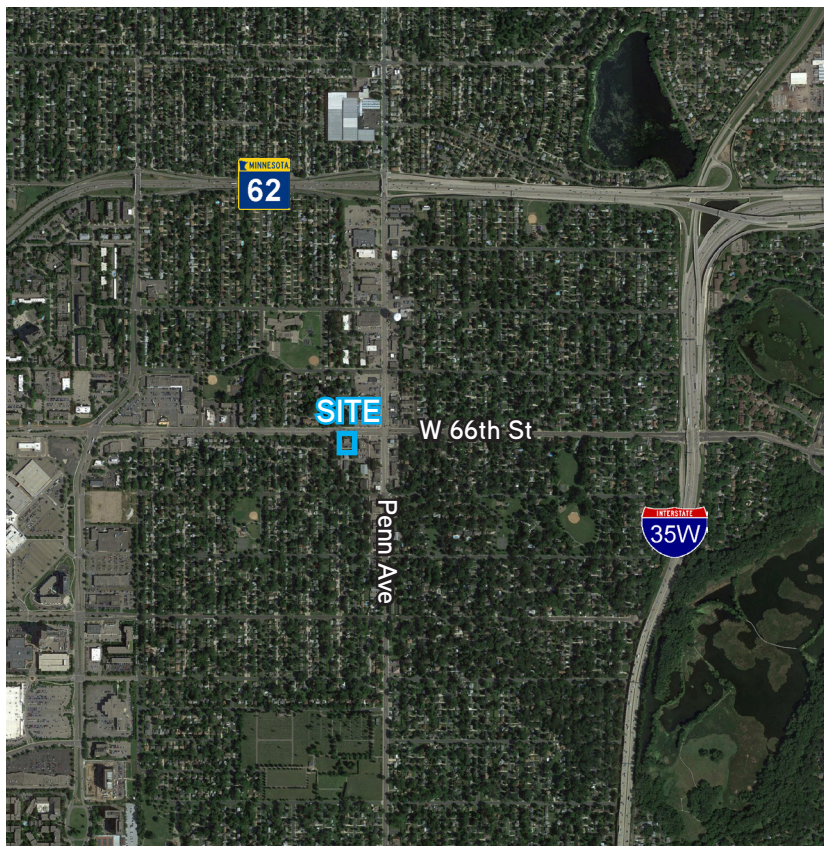
LAND TITLE SURVEY







## Aerials



## Contact Us

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