

1495 2880ft2 (23048,,,,, USD)



Location **Minnesota**
<https://www.genclassifieds.com/x-567192-z>



Please call 651 - 491 - 1100 No email due to all the scam email responses! This listing will be removed when no longer available.

CHEAP RENT!! Save money - this totally renovated commercial storefront offers the possibility of living and working in the same space! 2880 square foot 30' x 48' 2 story commercial building with 1440 sq. ft. on each floor. Brand new full bath with shower and kitchenette rough-in on lower level. Situated on 3 gorgeous acres with lots of lighted parking space, just 1/2 mile from downtown Somerset! \$1495 per month + utilities rents the entire 2880 SF building, or rent the upper floor (1440 sq. ft.) with private entrance for just \$1000 per month including utilities, or rent the ground floor (1440 sq.ft.) with private entrance for just \$1200 per month including utilities.

- * Great highway visibility
- * Front & side entrance doors
- * Overhead garage door
- * NEW High-Efficiency Furnace with CENTRAL AIR CONDITIONING throughout - fully insulated, easy to heat & cool!
- * NEW full bathroom with shower on first floor, 2nd floor bathroom roughed in
- * 200 Amp Single Phase commercial electric service
- * Up to 1/2 acre lighted parking space available with 2 driveways
- * 8' x 12' double-sided advertising sign near highway

* Can build out to suit your business

located 1/2 mile from downtown Somerset, 1/2 mile from the Somerset bridge, 6 miles from New France, 1 mile from Hudson, currently zoned for industrial, this lot is perfect for a wide variety of small businesses including restaurant, brewery, car wash, car lot, storage, child care facility, internet sales, bookkeeping or tax accounting, second-hand sales, dance studio, fitness center, yoga studio, antique shop, car dealership, office space, art studio, wood working shop, hall engine repair, boat repair, motorcycle/scooter sales, auto parts store, auto sales, band rehearsal space, upholstery shop, etc. The entire 2880 SF building is available on a 12 month or longer lease at the low rate of \$1495 per month + utilities and damage deposit. A \$35 tenant screening fee is required with application. Please call for more information or to schedule a.



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