

Retail/Office Space For SALE \$257,777



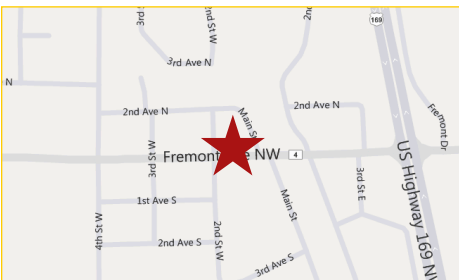
**12639 Fremont Ave.
Zimmerman, MN**

Lively and Prominent Location in the Heart of Zimmerman

Recently Updated and Well Maintained

Surrounded by a number of thriving businesses, this venue is a great location for an office or retail business. This one-story building features a total occupancy area of 3,750 SF, large open spaces, great visibility, a prominent entrance, on street parking and a public parking lot located 1/2 block west.

Great spot for your destination business!



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7078 E. Fish Lake Rd., Maple Grove, MN 55311 Main: 612-435-7770 Fax: 613-435-7771

Retail/Office Space For SALE \$257,777

**12639 Fremont Ave.
Zimmerman, MN**

Site Data



Easy to Find Location on a Customer Friendly Street

Great commercial space, perfect setup for a potential retail business or professional office space. Features include: large open areas, well maintained interior and great visibility on a main drag in Zimmerman. Lively location with a vibrant marquee style entrance!

Listing Price:	\$257,777	
Includes:	Building, Land	
Location:	12639 Fremont Ave., Zimmerman, MN 55398	
PID Number:	954010226	
2011 Total Tax:	\$5,146.00	
Legal Description:	Lot 4 Block 2 together with easement over the s 10ft of lot 12, blk 2 for driveway purposes.	
Zoning:	Business / Commercial	
Topography:	Level with sidewalk and curb in front	
Utilities:	Water	City water, connected
	Sewer	City Sewer, connected
	Fuel	Natural Gas
	Heat	Forced Air
	DSL	Available
Number of Buildings:	1	
Number of Floors:	1	
Foundation Size:	3,750 SF	
Total SF:	3,750 SF	
Acres:	0.09	
Building Type:	Brick Exterior	
Year Built:	1952 / 2007 Renovations	
Parking:	On street parking in front, public parking lot 1/2 block west	
Occupied:	Currently Vacant	
Neighboring:	Commercial	
General:	Excellent location in the Zimmerman community. One story retail / office space for sale, locally banked owned.	

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**12639 Fremont Ave.
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55398 Demographics

Community-at-a-Glance

County Seat:

Sherburne

Population:

10,172

Median Age:

31.5

Average Family Size:

3.33

Median Single Family

Home Value:

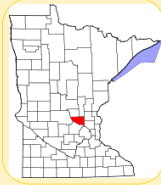
\$139,900

Median Household Income:

\$57,220

Commute Time (minutes):

37.8



**2000 US Census Data*

The information herein was obtained from sources deemed to be reliable. The information includes projections, assumptions and estimates as examples only and of a forecast nature yet may not represent actual, current or future performance. We make no guarantees or warranties. It is submitted subject to the possibility of withdrawal without notice, errors, change of price, omissions, financing, rental or other conditions. You and your tax and legal advisors should conduct your own investigation of the property and contemplated or proposed transactions.

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Last Updated: Thursday, March 15, 2012

General Characteristics	Number	Percentage
Total population	10,172	—
<i>Male</i>	5,220	51.3
<i>Female</i>	4,952	48.7
Median age (years)	31.5	—
<i>Under 5 years</i>	866	8.5
<i>18 years and over</i>	6,823	67.1
<i>65 years and over</i>	470	4.6
Average household size	2.99	—
Average family size	3.33	—
Total housing units	3,587	—
Social Characteristics	Number	Percentage
Population 25 years and over	6,018	—
<i>HS graduate or higher</i>	5,338	88.7
<i>Bachelor's degree or higher</i>	795	13.2
Male, now married	2,365	61.3
Female, now married	2,318	65.5
Economic Characteristics	Number	Percentage
In labor force	5,674	78.7
Mean travel time to work (minutes)	37.8	—
Median household income (dollars)	\$57,220	—
Median family income (dollars)	\$60,057	—
Per capita income (dollars)	\$21,357	—
Housing Characteristics	Number	Percentage
Single-family owner-occupied homes	2,484	—
<i>Median value (dollars)</i>	\$139,900	—
Median of selected monthly owner costs with mortgage (dollars)	\$1,102	—

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