



PREMIER
COMMERCIAL
PROPERTIES

FOR SALE



Land For Sale

241st Avenue NW, St. Francis, MN

AVAILABLE SPACE

- Located ½ mile west of State Hwy 47
- 28.5 Acres
- Flat, high and dry
- Zoned R-1, single family residential
- Urban low density allows 80' lot lines
- Anoka County PID # 30-34-24-24-0005

PROPERTY DETAILS

Sale Price

\$1,300,000

\$46,000 / Acre

FOR MORE INFORMATION, CONTACT

Marty Fisher

763-862-2005

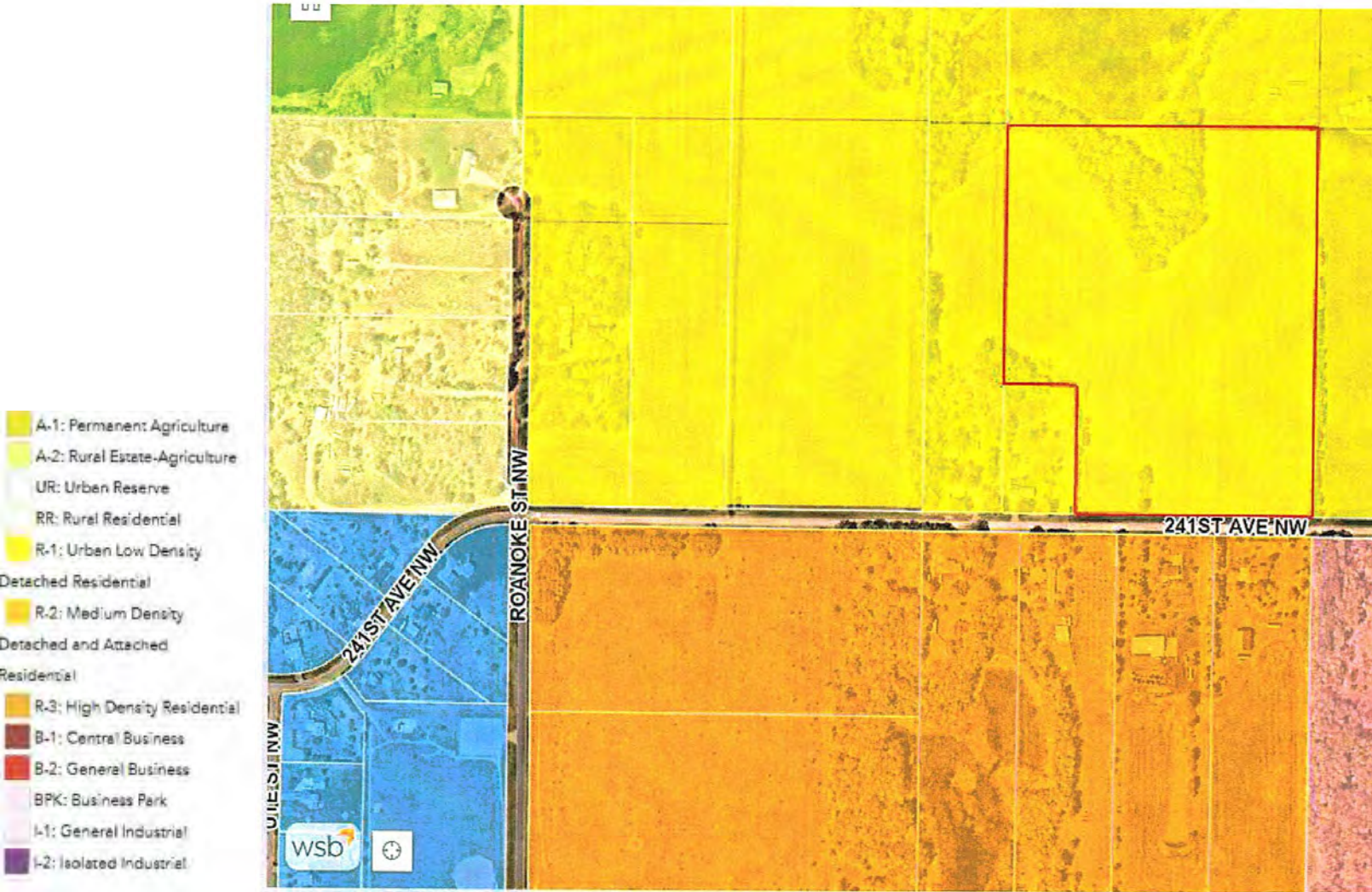
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CONTACT: Marty Fisher

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EMAIL: mfisher@premiercommercialproperties.com



R-1 Zoning – Urban Density Low



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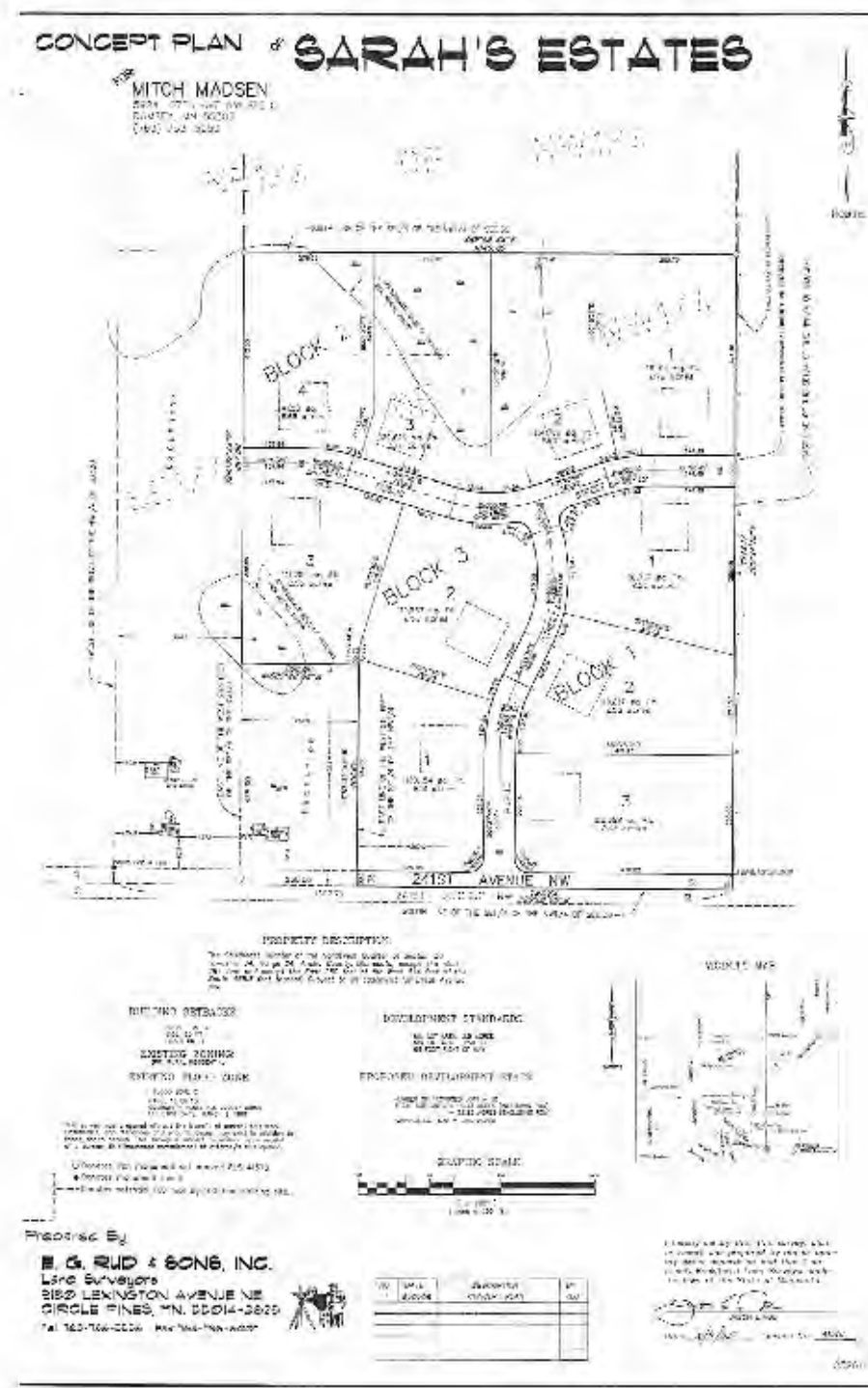
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R-1 Zoning City of St. Francis

| Use Type | Lot Area Minimum (sq. ft.) | Lot Width Minimum |
|--------------------------------|----------------------------|-------------------|
| Dwelling, single-unit detached | 10,800 | 80 ft. |
| Dwelling, twinhome | 6,000 per unit | 50 ft. per unit |
| Dwelling, two-unit | 6,000 per unit | 80 ft. |





Concept plan from previous developer



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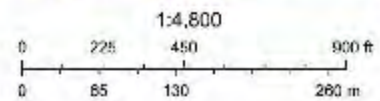
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ArcGIS Web Map



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Web App Viewer for ArcGIS

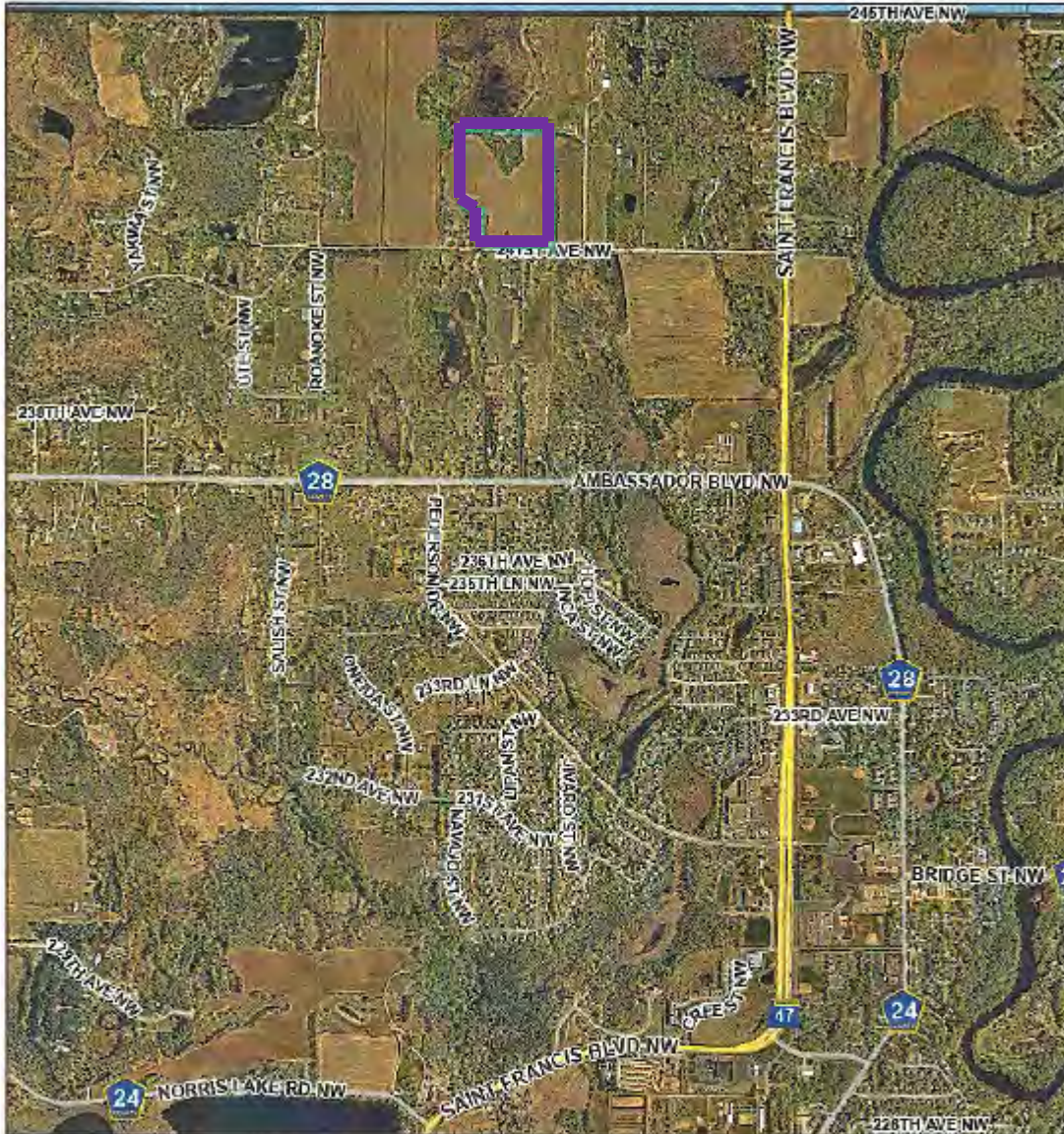


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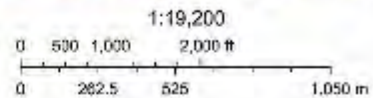
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ArcGIS Web Map



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Web App Builder for ArcGIS