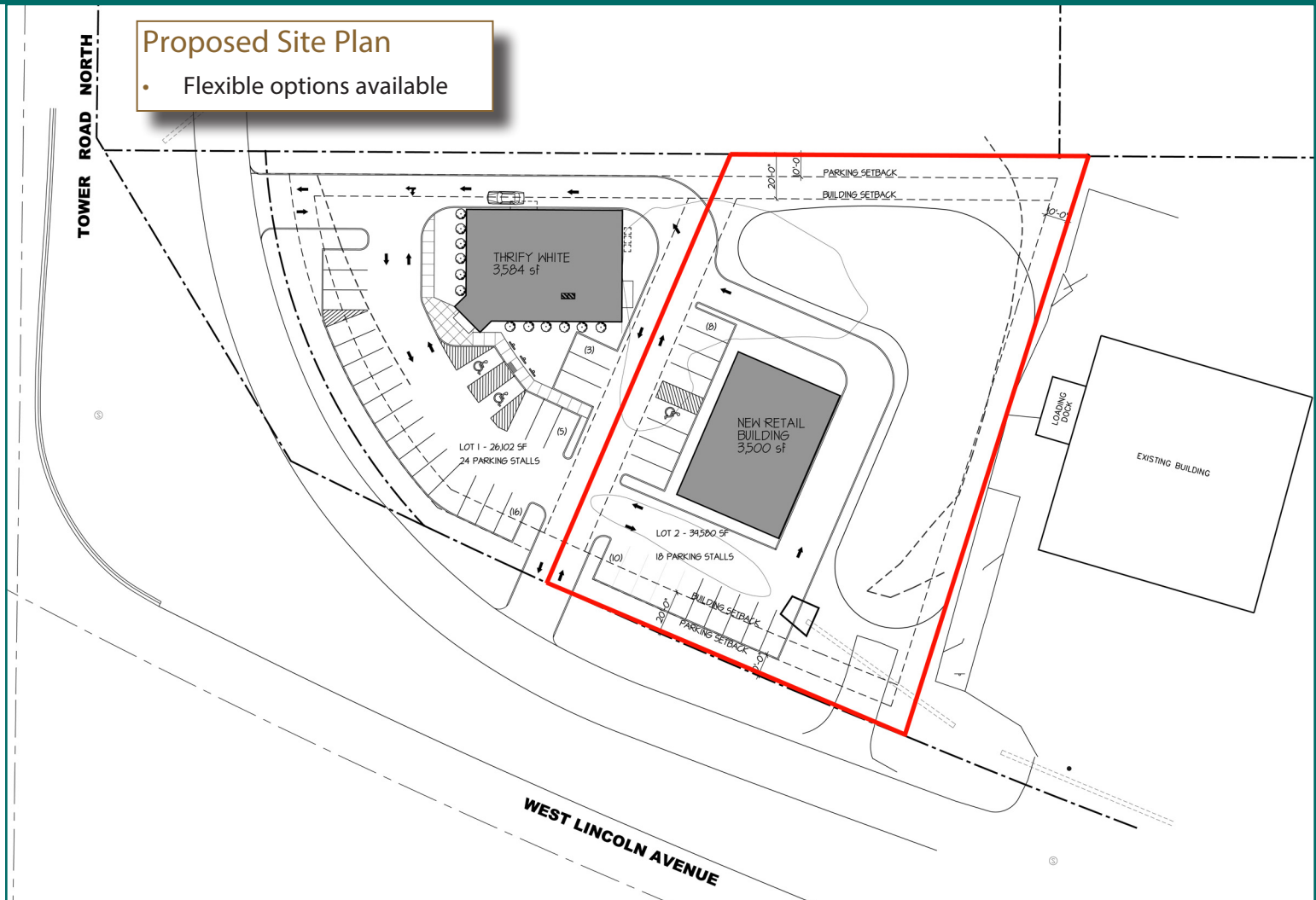


For Sale or Build to Suit

Commercial Site – Fergus Falls, MN

14xx West Lincoln Ave., Fergus Falls, MN



Commercial site available in key retail area of Fergus Falls

- Parcel 2: +/-21,791 square foot lot size
- Can accommodate up to a 3,500 square foot building with drive-thru
- Located between new Thrifty White Pharmacy and O'Reilly Auto Parts
- Great State Highway 210 (Lincoln Avenue) visibility
- Located at access point to Minnesota State Community & Technical College campus
- Approx. 1 mile to Interstate-94/State Highway 210 interchange
- Approx. 1 mile to Downtown Fergus Falls
- For Sale or Build-to-Suit

JASON PINSKI

763.479.5627 direct

952.229.0571 mobile

jpinski@shingobee.com



For Sale or Build to Suit

Commercial Site – Fergus Falls, MN

14xx West Lincoln Ave., Fergus Falls, MN



Retail in the area:

- O'Reilly Auto Parts
- Mills Fleet Farm
- Target
- Home Depot
- Walmart
- US Post Office
- Pizza Hut
- Minnesota State – Fergus Falls
- McDonald's
- Westridge Mall
- Applebee's
- Perkins
- Pizza Ranch
- Arby's
- Burger King
- Hardee's
- KFC
- Best Western – The Falls Inn and Suites
- AmericInn Lodge and Suites
- Super 8

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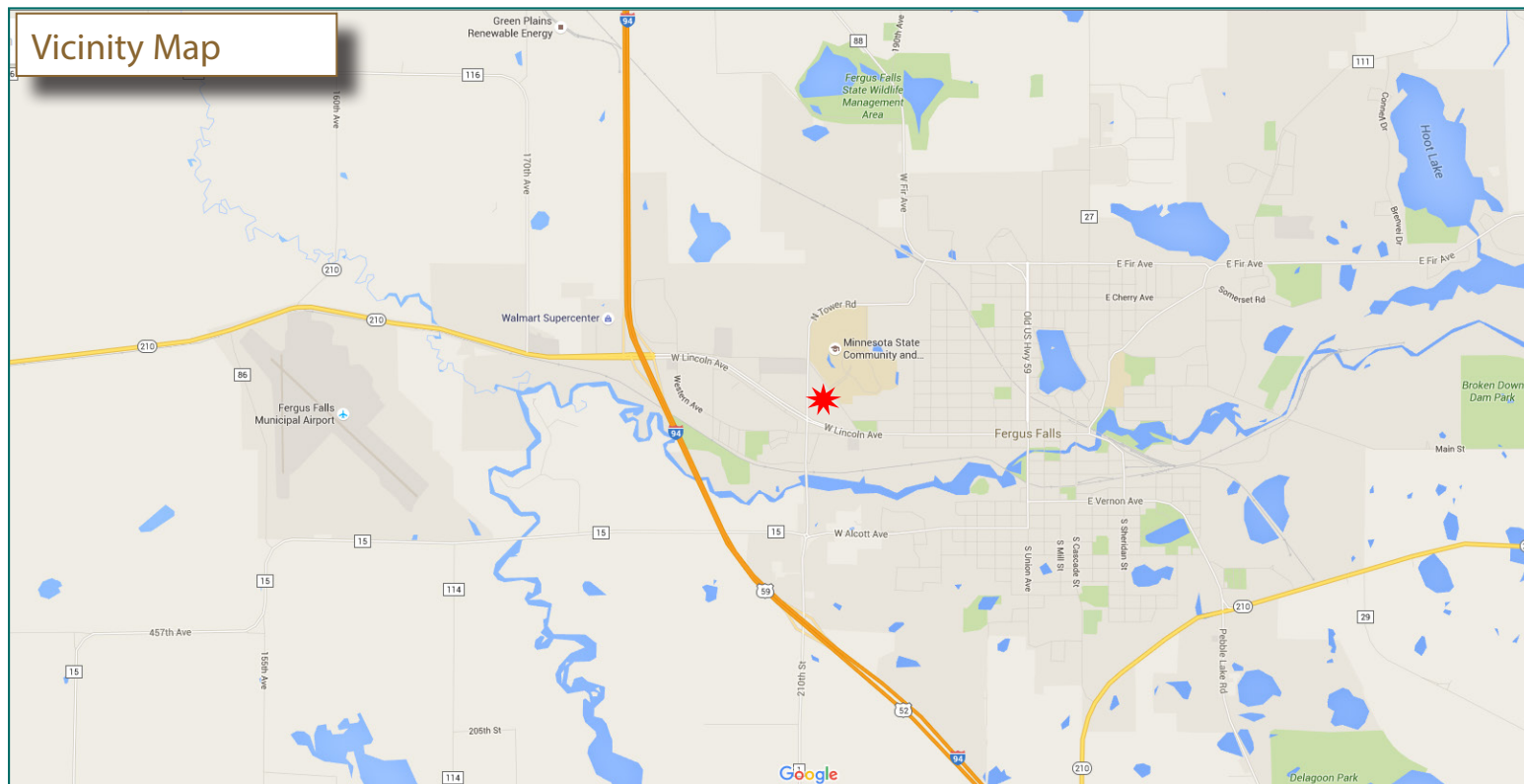
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Vicinity Map



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