



PREMIER
COMMERCIAL
PROPERTIES



For Sale

850 East Main Street
Anoka, MN 55303

PROPERTY DETAILS

- ◆ Former funeral home for sale
- ◆ Office/retail/redevelopment or special use
- ◆ Three (3) city lots in downtown Anoka
- ◆ Total land size 41,445sf (.95 acres)
- ◆ 67 marked surface stalls
- ◆ Building size
 - Main building - upper level 4,790sf - lower level 4,790sf
 - Rental building (unoccupied) - upper level 1,196sf
 - lower level 1,196sf
- ◆ Cannot sell to another funeral home



PROPERTY DETAILS

SALE PRICE: \$835,000.00

PROPERTY TAXES: \$18,232.29 (2019)

FOR MORE INFORMATION, CONTACT

Marty Fisher

763.862.2005

mfisher@premiercommercialproperties.com



PREMIER
COMMERCIAL
PROPERTIES

For Sale

850 E Main St | Anoka, Minnesota 55303

FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com



**Rear access
Main building
(additional parking)**



**Main St location on
signalized intersection**



**Side access
huge parking field**



Property lines are approximate





PREMIER
COMMERCIAL
PROPERTIES

For Sale

850 E Main St | Anoka, Minnesota 55303

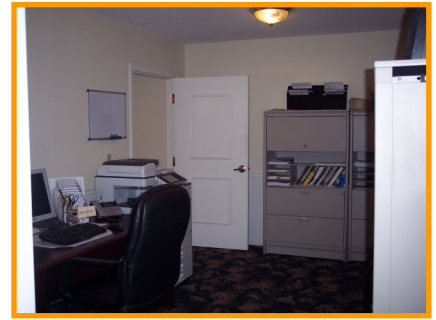
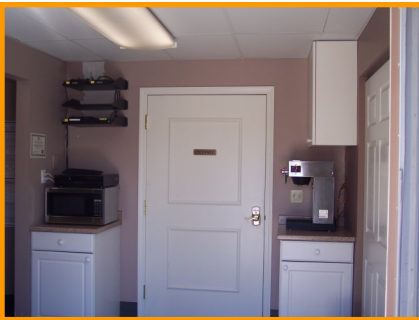
FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com

Main Floor 4,790 square feet



Main Entrance and Lobby Area



Break area

Main hallway

Office



Conference

Main seating area - maximum occupancy 230



PREMIER
COMMERCIAL
PROPERTIES

For Sale

850 E Main St | Anoka, Minnesota 55303

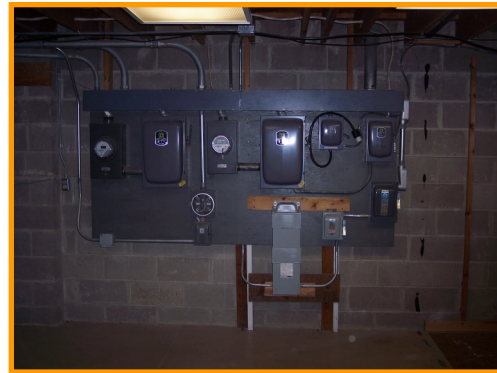
FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com

Lower Level 4,790 square feet



Partially built-out lower level with offices





PREMIER
COMMERCIAL
PROPERTIES

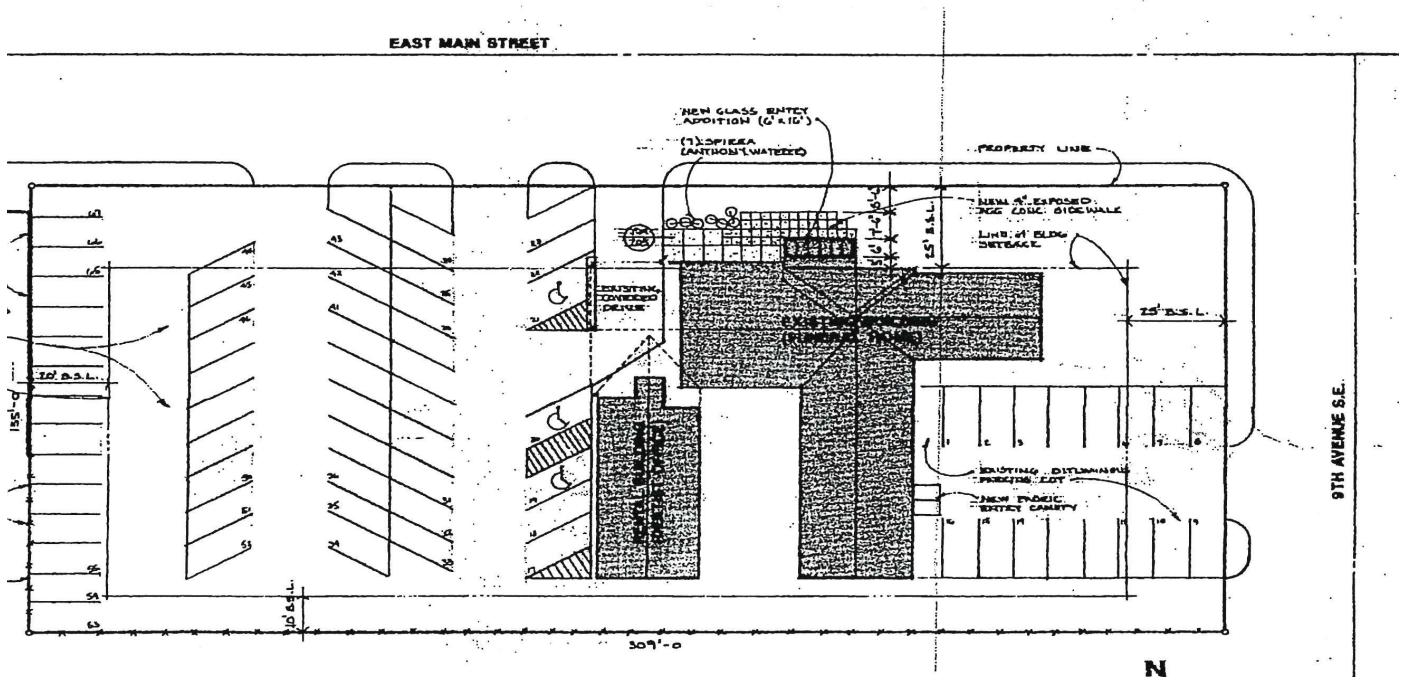
For Sale

850 E Main St | Anoka, Minnesota 55303

FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com

Site Plan





PREMIER
COMMERCIAL
PROPERTIES

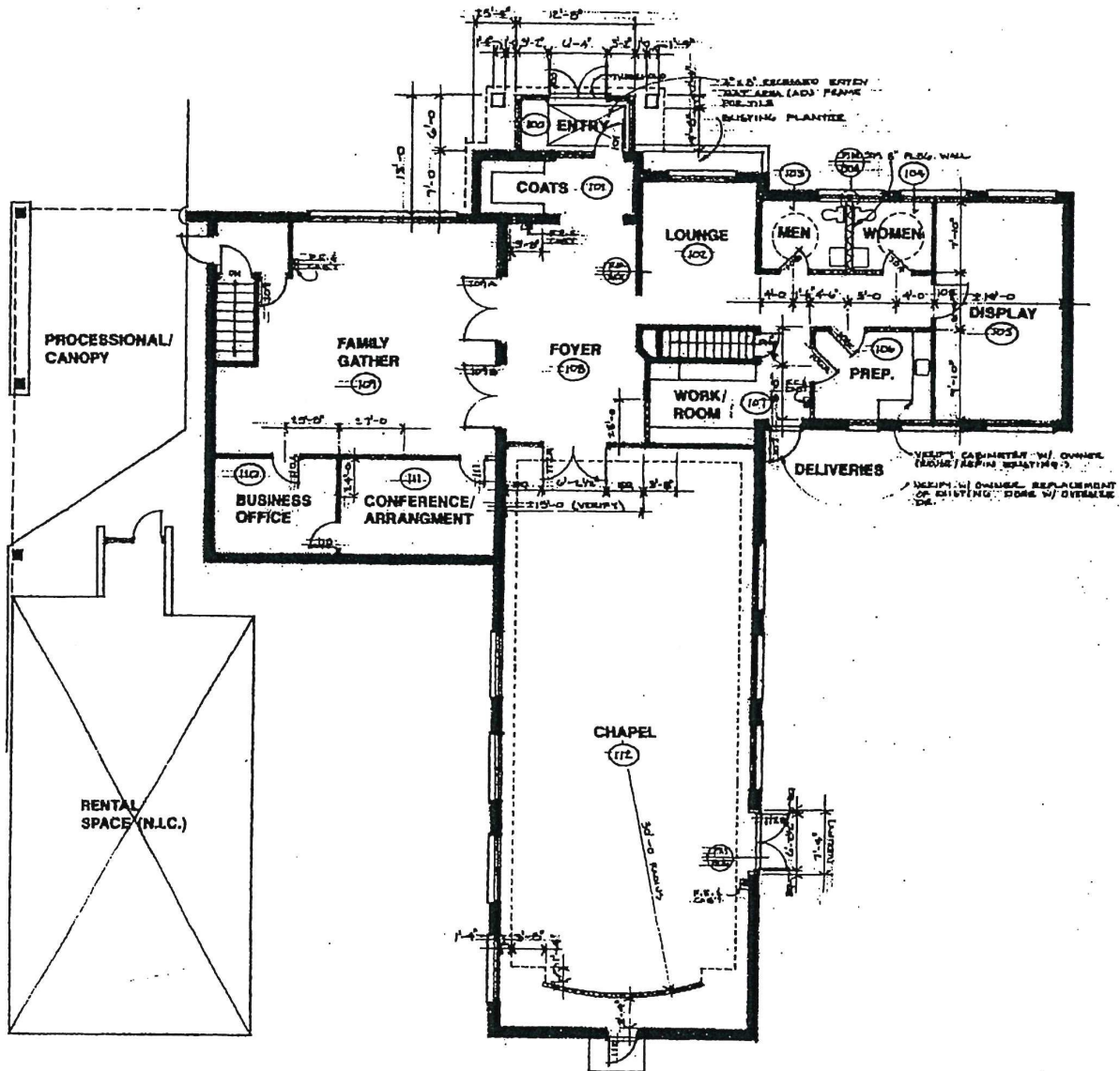
For Sale

850 E Main St | Anoka, Minnesota 55303

FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com

Upper level - Main building





PREMIER
COMMERCIAL
PROPERTIES

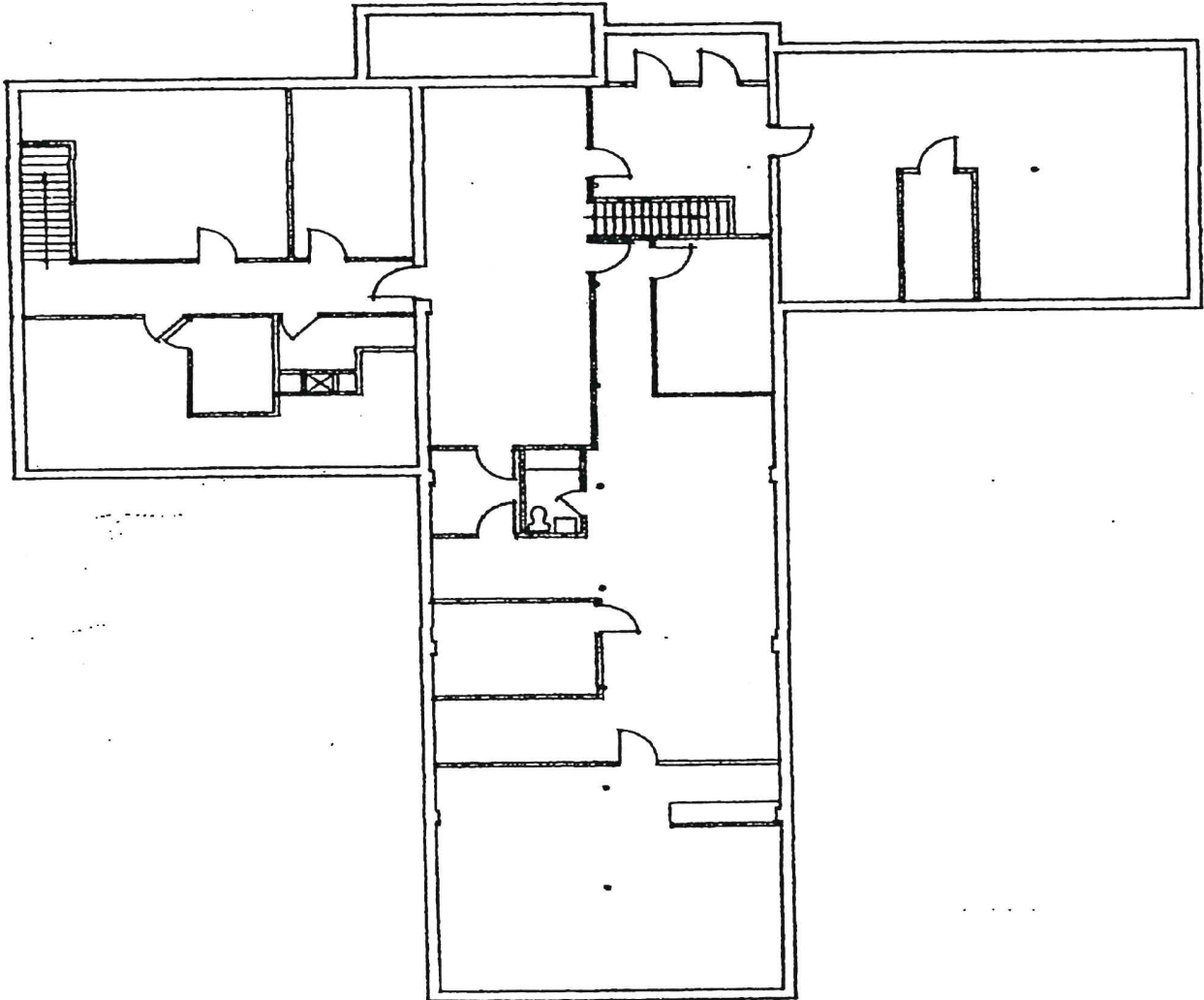
For Sale

850 E Main St | Anoka, Minnesota 55303

FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com

Lower level - Main building





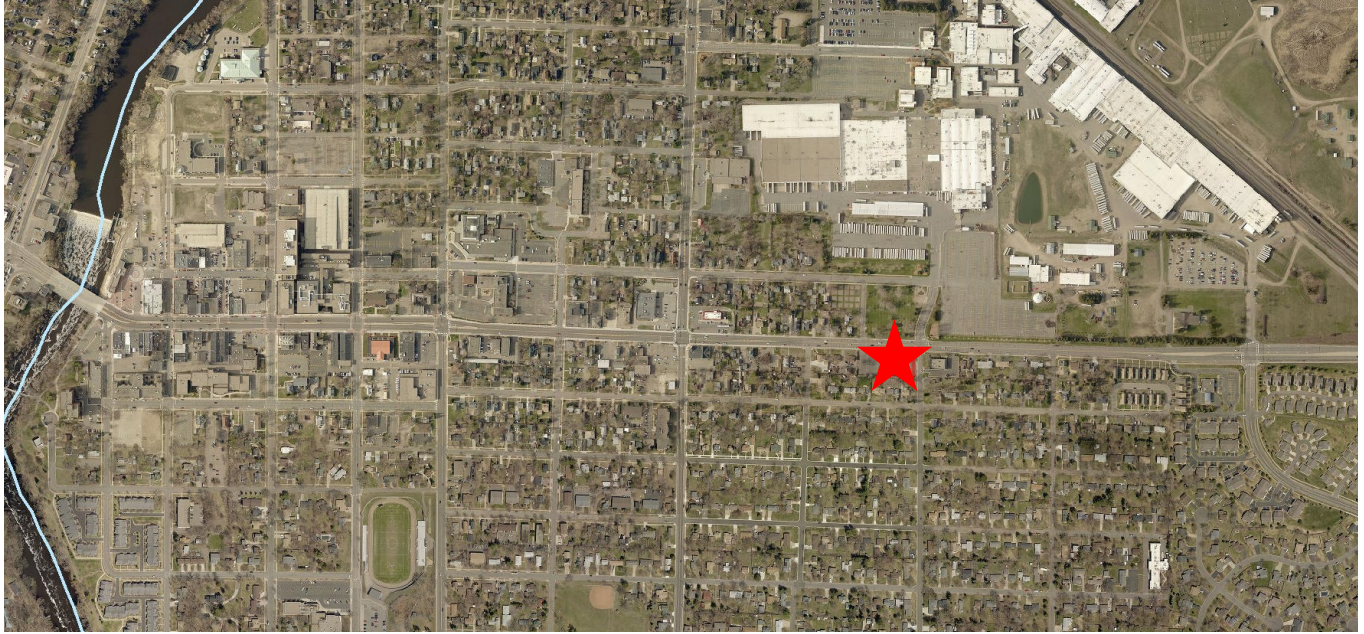
PREMIER
COMMERCIAL
PROPERTIES

For Sale

850 E Main St | Anoka, Minnesota 55303

FOR MORE INFORMATION, CONTACT

Marty Fisher | 763.862.2005 | mfisher@premiercommercialproperties.com



DEMOGRAPHICS (2016)	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Total Population	11,340	68,686	146,405
Total Households	4,858	25,995	53,555
Total Families	2,772	18,237	38,907
Average Household Income	\$66,132	\$86,328	\$91,628