

801 E Rock St, Springfield, MN 56087-0425



Status: **Active**

List Price: **\$875,000**

Map Page: **999**

Map Coord: **A1**

Directions:

Located on the east side of Springfield on County Highway 14.

For Sale or Lease: **For Sale**
 CMU Style: **Industrial**
 Current Use: **Vacant**
 Const Status: **Previously Owned**
 Total Units: **1**
 Foundation Size: **105,540**
 Building Finished SqFt: **105,540**
 Days On Market: **189** PDOM: **189**

Year Built: **1980**
 Acres: **46.10**
 Lot Dimen: **46.1 acres**
 CDOM: **189**

TAX INFORMATION

Property ID: **00301000002020**
 Property ID #: **700312180**
 Property ID #: **700311170**
 Multiple PIDs: **Yes**
 Tax Year: **2019**
 Tax Amt: **\$47,904**
 Assess Bal: **\$0**
 Tax w/assess: **\$47,904**
 Assess Pend: **No**
 Homestead: **No**

General Property Information

Legal Description: **Lengthy - contact listing office for details**
 County: **BROW - Brown**
 School District: **85 - Springfield, 507-723-4283**
 Section/Township/Range: **17/109/34**

Location:
 Complex/Dev/Sub:

Lot Description:

Road Frontage: **County**

Zoning: **Industrial**

Owner Occupied: **No**

Accessibility: **None**

Power:

Owner is an Agent?: **No**

Public Remarks: **This ACME Brick property is located along County Highway 14 on the east side of Springfield, MN. The physical plant has approximately 105,000 SF of buildings on 15 acres of land, part of which is located within city limits. This property also includes additional acres surrounding the plant site, amounting in approximately 46.1 acres total. There are adjoining parcels of land, consisting of 34.29 acres, that are available for sale as well.**

Structure Information

Heat: **Baseboard**

Exterior: **Brick/Stone, Aluminum Siding, Steel Siding**

Fuel: **Electric, Natural Gas**

Fencing:

Air Cnd:

Roof:

Garage Stalls: **0.00**

Water: **City Water/Connected**

Other Parking: **0**

Sewer: **City Sewer/Connected**

Parking Char: **Uncovered/Open**

Floors:

Walls:

Window Features:

Utilities: **Heating Separate**

Miscellaneous:

Sale Includes: **Building, Land**

Appliances:

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No. of Ranges:

No. of Refrig:

Basement:

Pool:

Shared Rooms:

Amenities-Shared:

Amenities-Unit:

#	Beds	F Baths	H Baths	1/4 Baths	3/4 Baths	Ttl Baths	Ttl Rms	Level	Leased	Lease Exp	Monthly Rent
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Units

No. of Efficiencies:

No. of 1 Room Units:

No. of 5 Room Units:

No. of 1 Bedroom Units:

No. of 2 Room Units:

No. of 6 Room Units:

No. of 2 Bedroom Units:

No. of 3 Room Units:

No. of 7 Room Units:

No. of 3 Bedroom Units:

No. of 4 Room Units:

Total Units: **1**

Financial

Sale Financial Terms:

Existing Financing:

Assumable Loan:

Auction: No	Auctioneer License #:	Auction Type:	Auction Date:
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Expenses

Owner Expense:

Tenant Expense:

Annual Electric Expense:

Annual Repair Expense:

Annual Fuel Expense:

Annual Trash Expense:

Annual Insurance Expense:

Annual Water/Sewer Expense:

Annual Maintenance Expense:

Annual Caretaker Expense:

Annual Gross Expense:

Total Annual Expenses:

Income

Annual Gross Income:

Annual Net Income:

This Report Prepared By: **Amanda Frank 507-723-5233**