

F **FOR SALE**



PRIME—London Rd Building

1601 London Rd • Duluth, MN

Offered at \$875,000

Greg Follmer • Broker MN WI • 218.310.0013 • GregFollmer@gmail.com

230 East Superior Street • Duluth, Minnesota 55802 • Licensed in Minnesota and Wisconsin

All Information Herein Deemed Reliable but not Guaranteed

High Visibility!
Excellent Parking!

This 3,000 Square Foot building is the
one you have been looking for!

Well Maintained with tons of parking.

Excellent retail or office location.

Possibility for a 2nd floor to be added in the
future.

Make the move your clients and
employees will equally love.



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#010-1460-03650

2023 Taxes \$15,834.00

Lot Size 107.30x140

Built in 1969

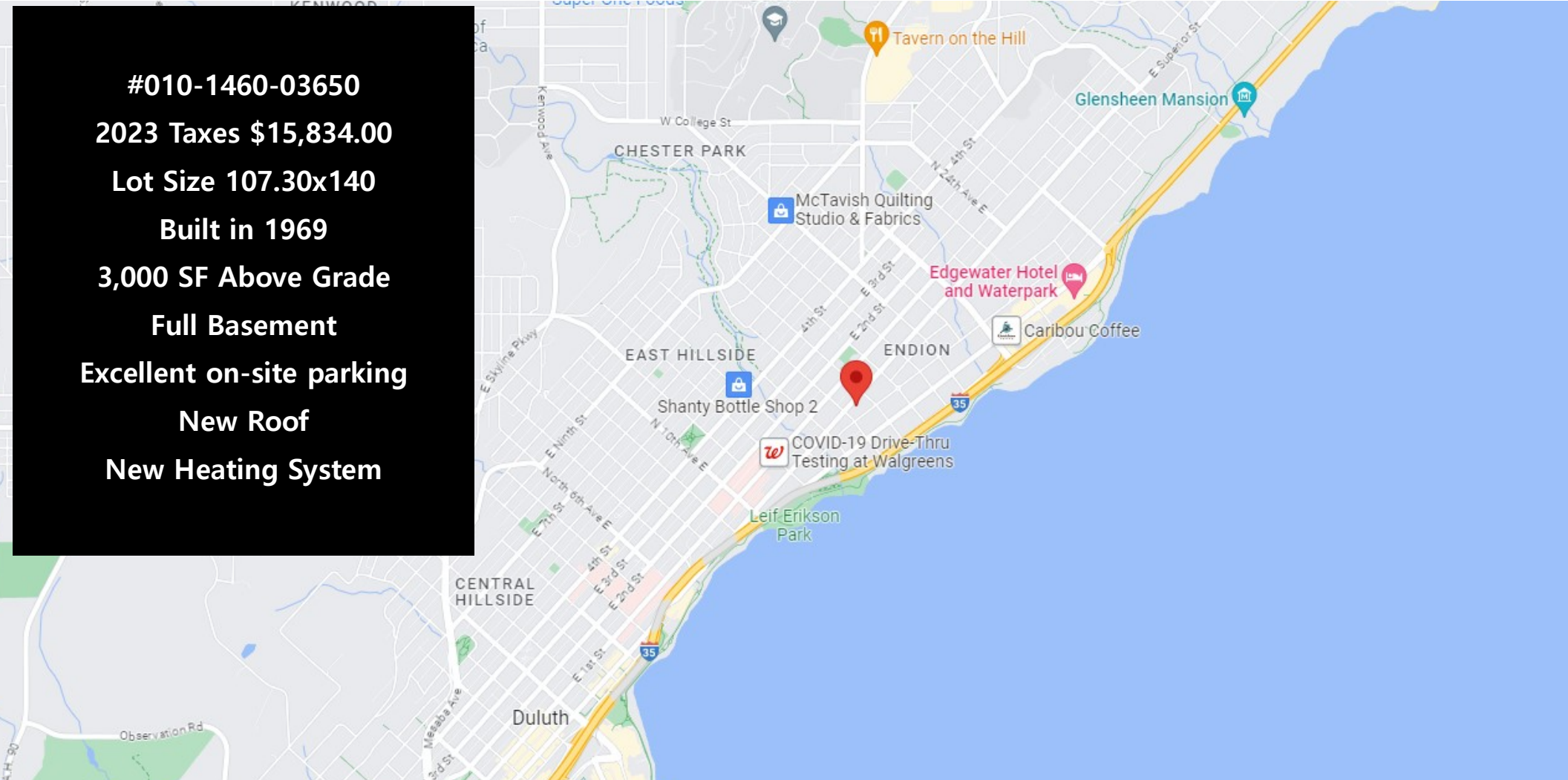
3,000 SF Above Grade

Full Basement

Excellent on-site parking

New Roof

New Heating System



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