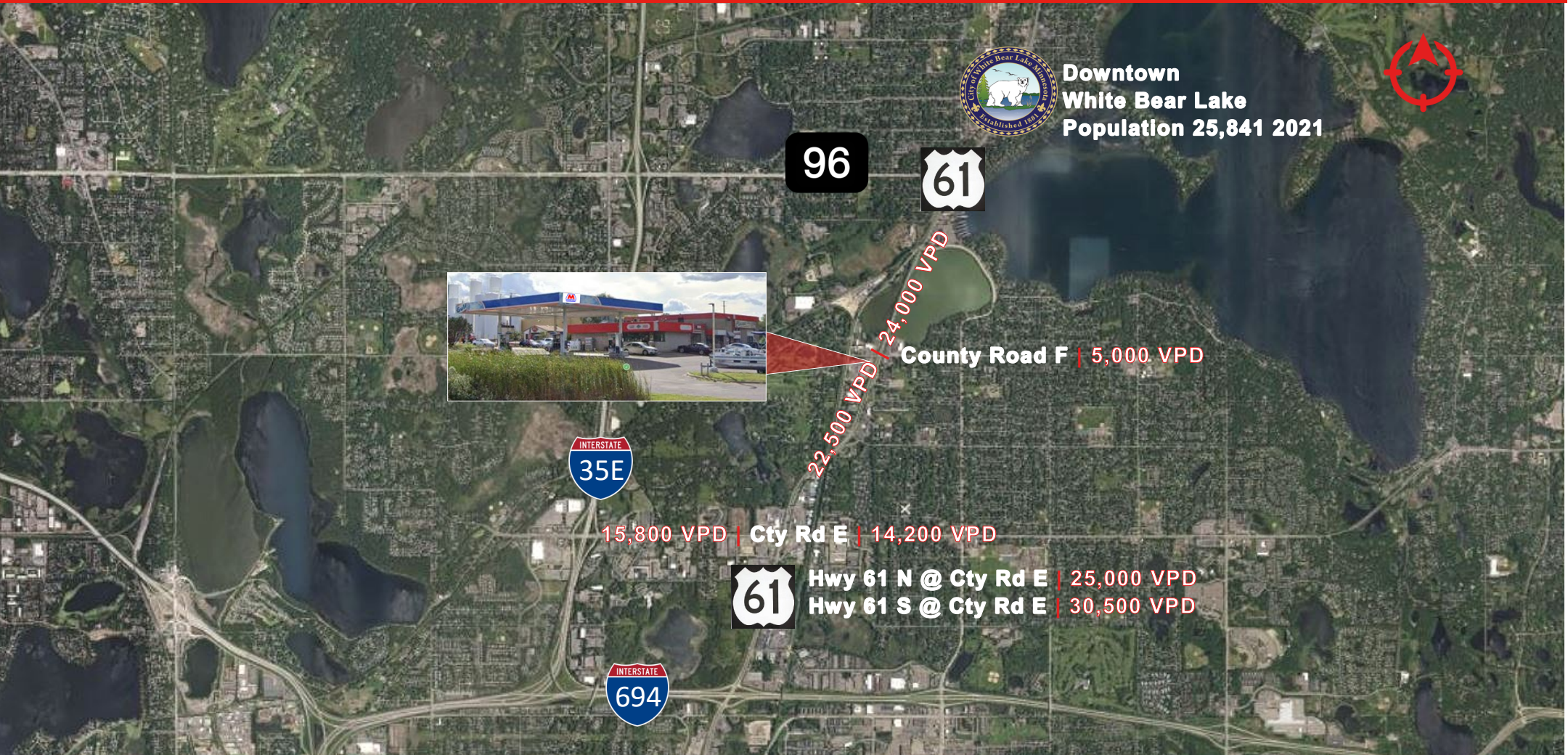


White Bear Lake | MN 55110
4061 Highway 61



Fuel Station, Automotive, or Redevelopment Site For Sale



Mike Brass
Titus Commercial Real Estate
612-750-4312
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Jennifer Pelant
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612-306-7237
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For Sale



\$1,500,000

- 5,940 SF stand alone retail building
- 1.31 acres
- Controlled intersection
- Zoned B3 Auto Related Business
- Currently operating as gas station, Hertz, and Classic Collision Center
- Drive-in loading
- Convenient access to I-694 via Highway 61

	1 Mile	3 Mile	5 Mile
Population	7,359	52,925	126,543
Median HH Income	\$68,637	\$79,962	\$80,552
Daytime Demos	6,471	57,426	126,078

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