

Light Manufacturing/Industrial Facility

4216 & 4218 Grand Avenue

Duluth, MN 55807



For Sale \$325,000

- Updated Quonset building with newer office addition
 - 3,712 sq. ft. production area
 - 638 sq. ft. air conditioned office area
 - Two bathrooms
 - Ample power available
 - 3 overhead doors
 - Overhead and jib cranes
- 3 bedroom rental house included
 - Newer roof and furnace
 - Current license
 - \$650/mo (tenant pays utilities)
- 150' of frontage x 192'+/- (28,800+/- sq. ft.)



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www.holappa.com

This information is deemed reliable, but not guaranteed.