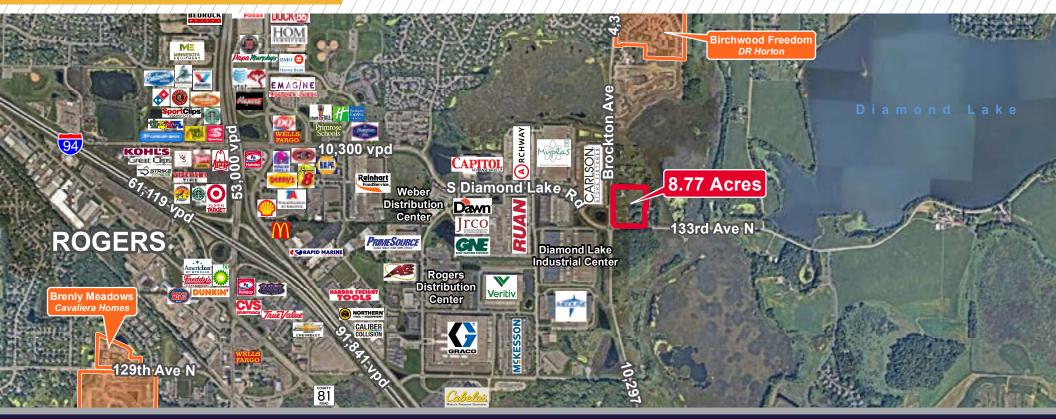
8.77 ACRES FOR SALE



MULTI-FAMILY OPPORTUNITY

ROGERS, MINNESOTA

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133RD AVE N & BROCKTON LN, ROGERS, MN

PROPERTY

13-120-23-44-0007 19420 133rd Ave N PID #/Address: 13-120-23-44-0004 13420 Brockton Ln N

Total Acreage:

8.77

High Density Residential (11-60 units/acre) Zoning:

2040 Land Use: High Density Residential

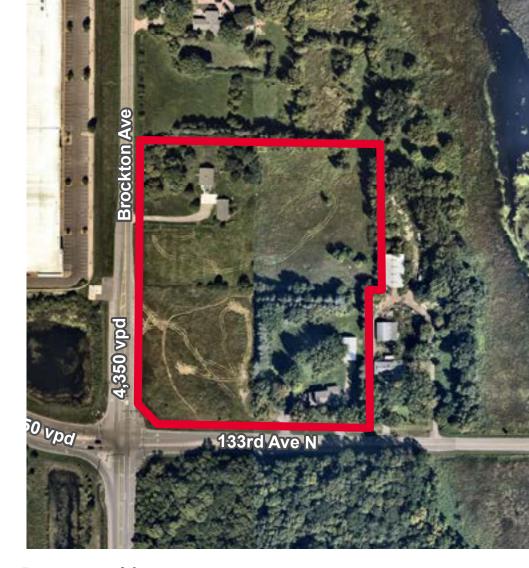
\$8,388 2024 Taxes:

Property Highlights

- Approved multi-family plan consisting of 253 units
- Property is divisible
- Utilities to site
- New industrial development surrounding site in Dayton and Rogers

Traffic Counts

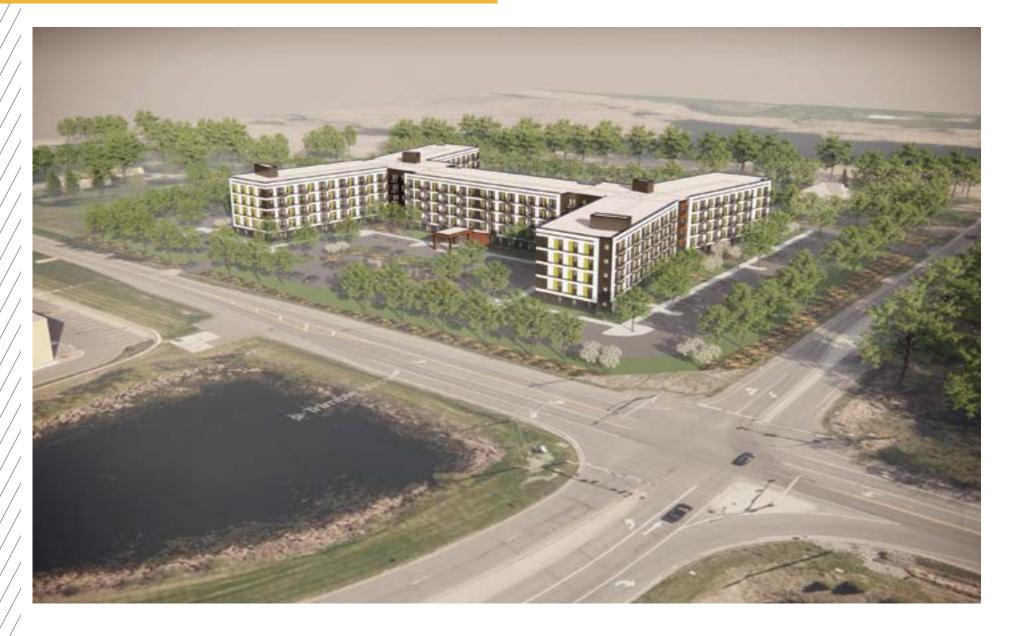
	Vehicles Per Day (VPD)		
Brockton Ln N	10,297 VPD		
133rd Ave N/Diamond Lake Rd	3,850 VPD		



Demographics

	1 Mile	3 Miles	5 Miles
Population	1,595	16,990	47,301
Households	468	5,838	16,832
Median HH Income	\$138,684	\$154,867	\$126,201
Daytime Population	1,595	16,990	47,301

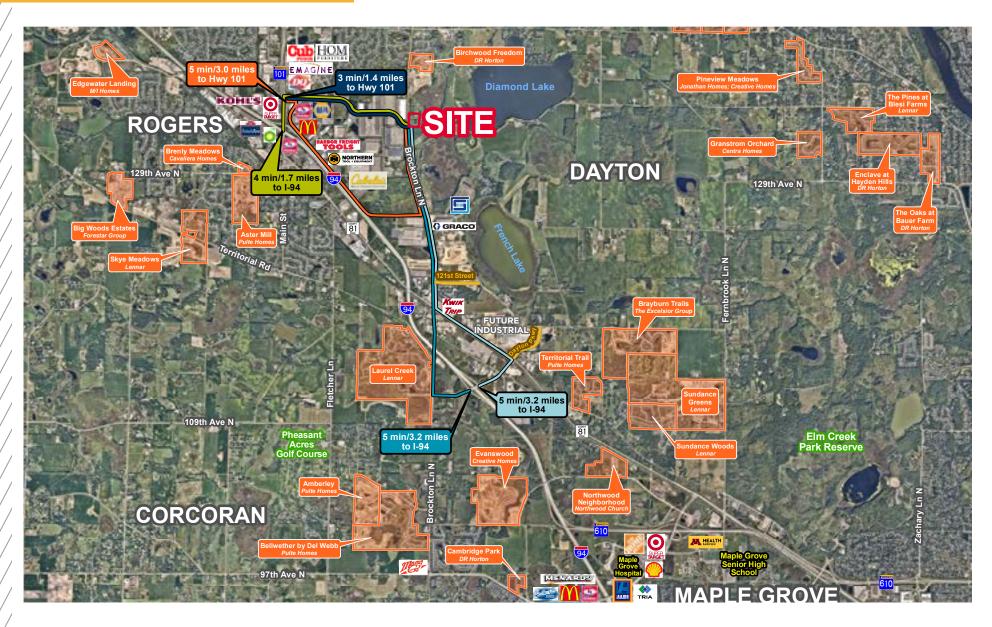
APPROVED APARTMENT PLAN



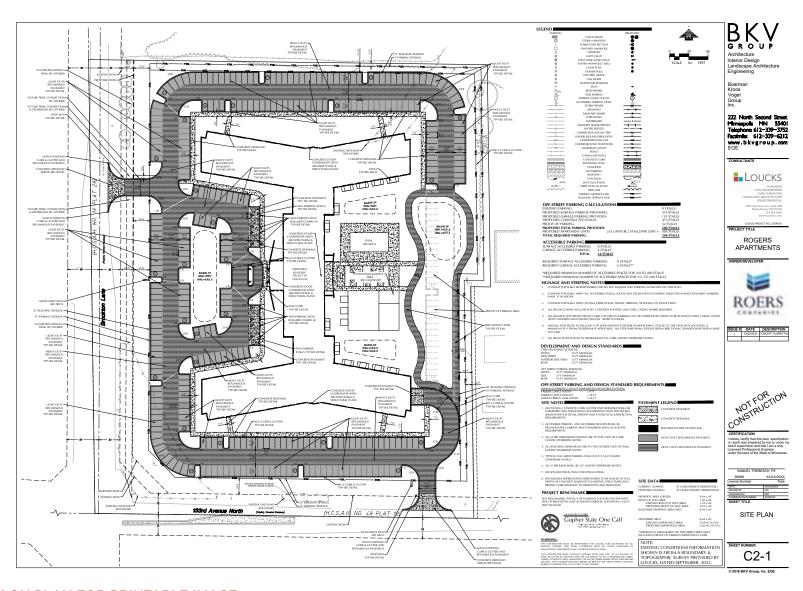
PROPERTY **AERIAL**



PROPERTY **AERIAL**

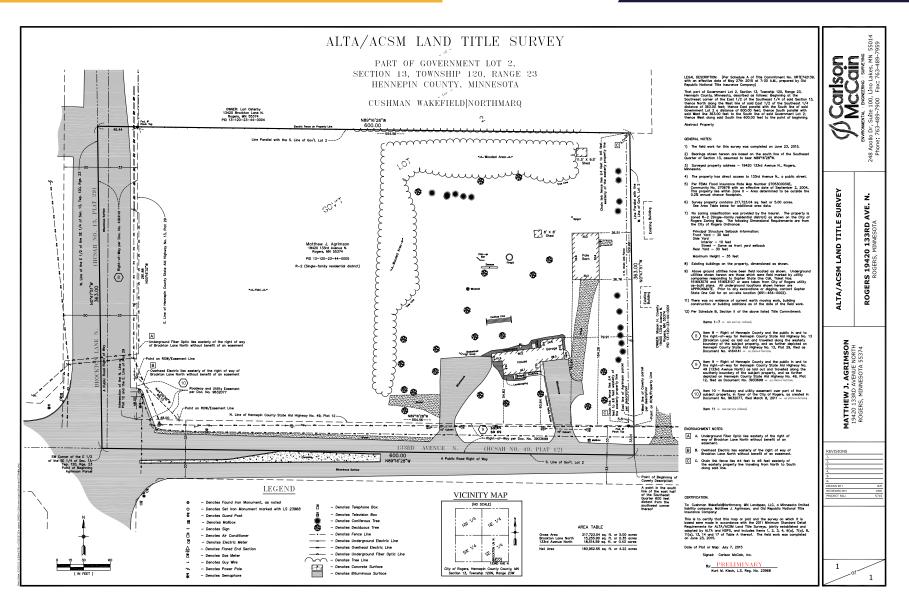


APPROVED APARTMENT PLAN



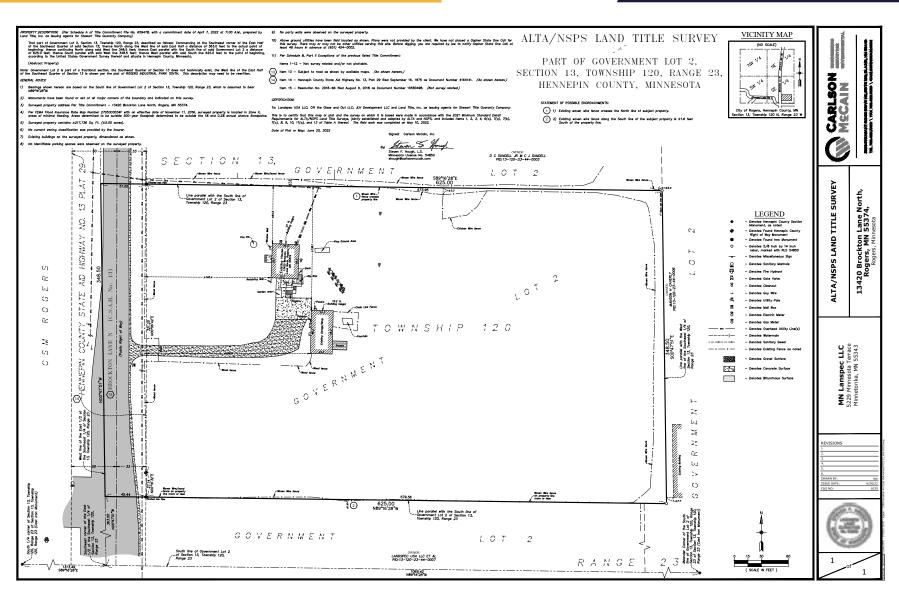
SURVEY SOUTH PARCEL



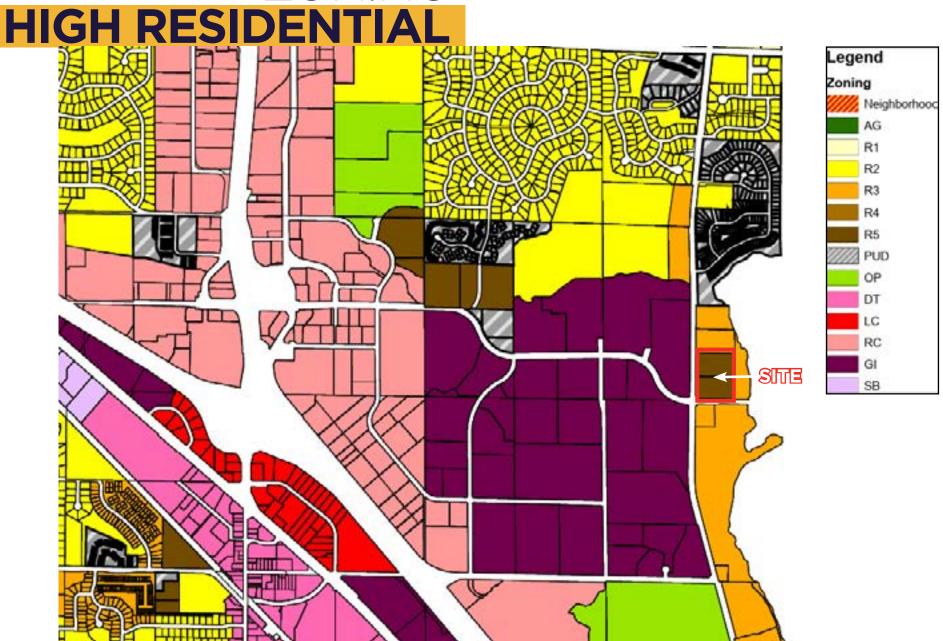


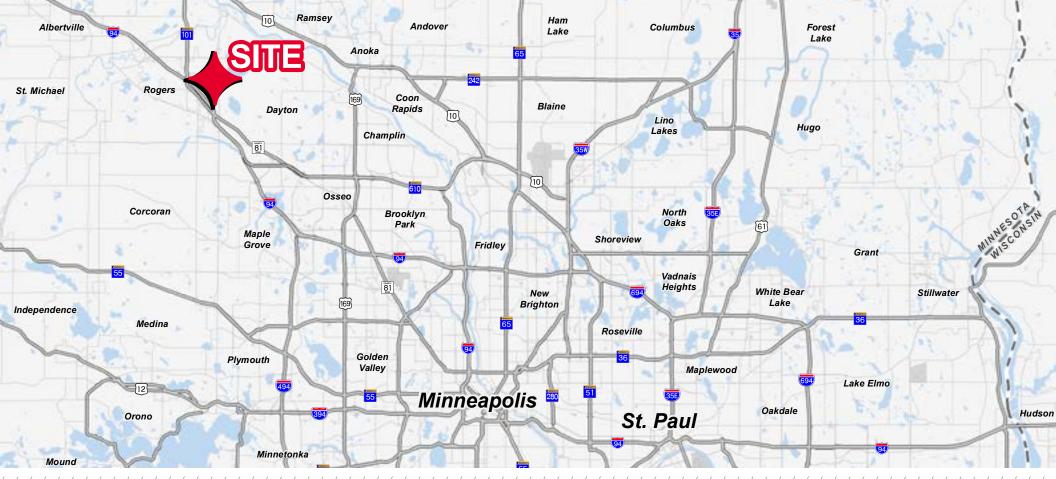
SURVEY NORTH PARCEL





ZONING





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