

FOR SALE

55 ACRES

7233 24TH AVE, LINO LAKES, MN



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CUSHMAN & WAKEFIELD

55 ACRES FOR SALE LINO LAKES, MN



PROPERTY HIGHLIGHTS

- Otter Lake Road extending north through site
- Sewer and water to be extended
- Guided for commercial land uses (potential for residential on east side of site)

SITE INFORMATION

PID #	13-31-22-44-0001
Total Acres	54.6
Total Upland Acres	45
Zoning	Rural Business Reserve
Future Land Use	Commercial
Total Tax	\$3,243.18

DEMOGRAPHICS (2026)

	1 MILE	3 MILE	5 MILE
Population	4,690	24,320	46,950
Households	1,941	9,063	17,251
Average HH Income	\$167,453	\$174,275	\$173,323
Daytime Population	1,179	4,535	11,573

55 ACRES FOR SALE
LINO LAKES, MN



ark
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40,435 vpd



SITE

24th Ave N / Elmcrest Ave

4,923 vpd

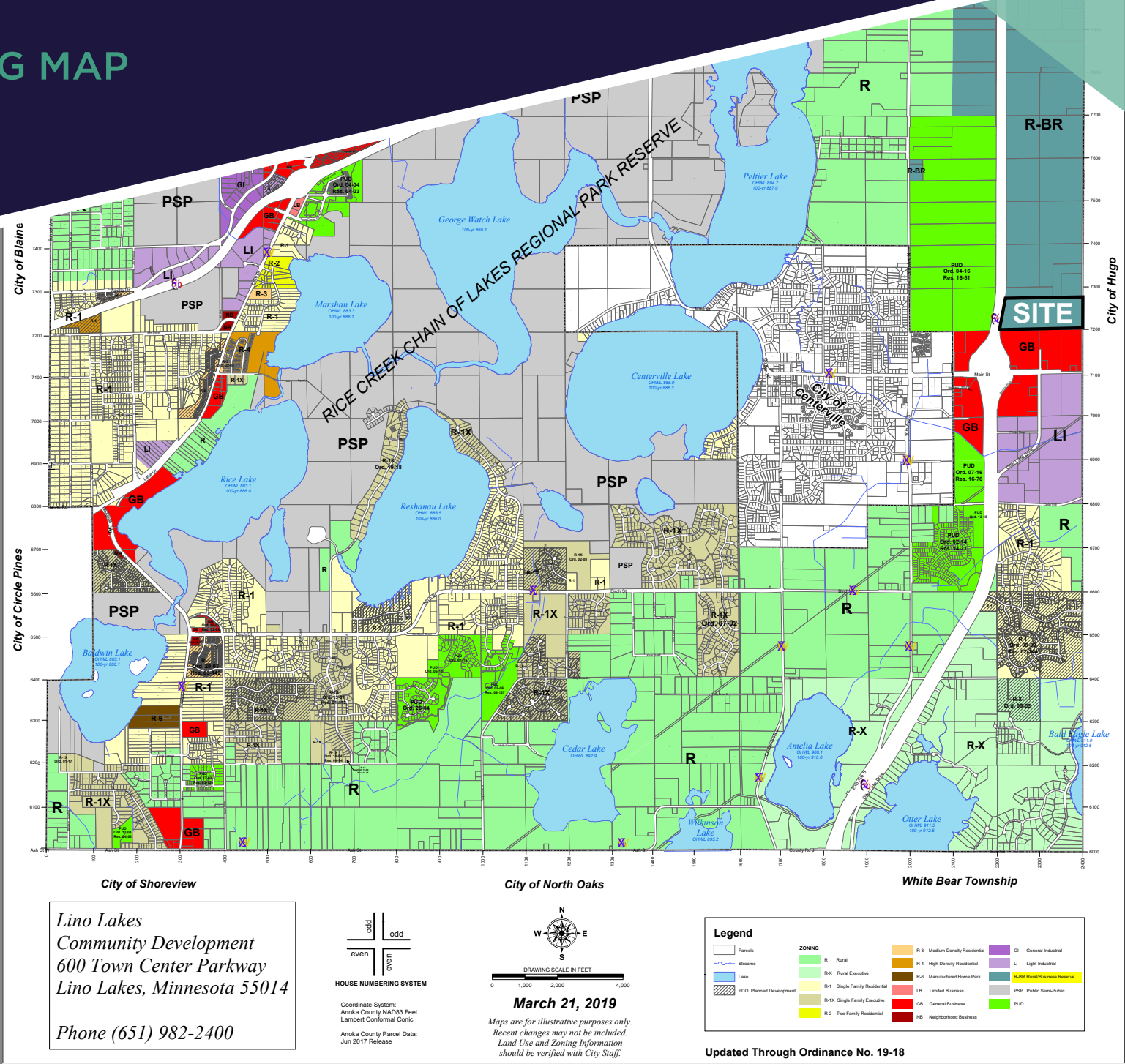
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ROAD EXTENSION

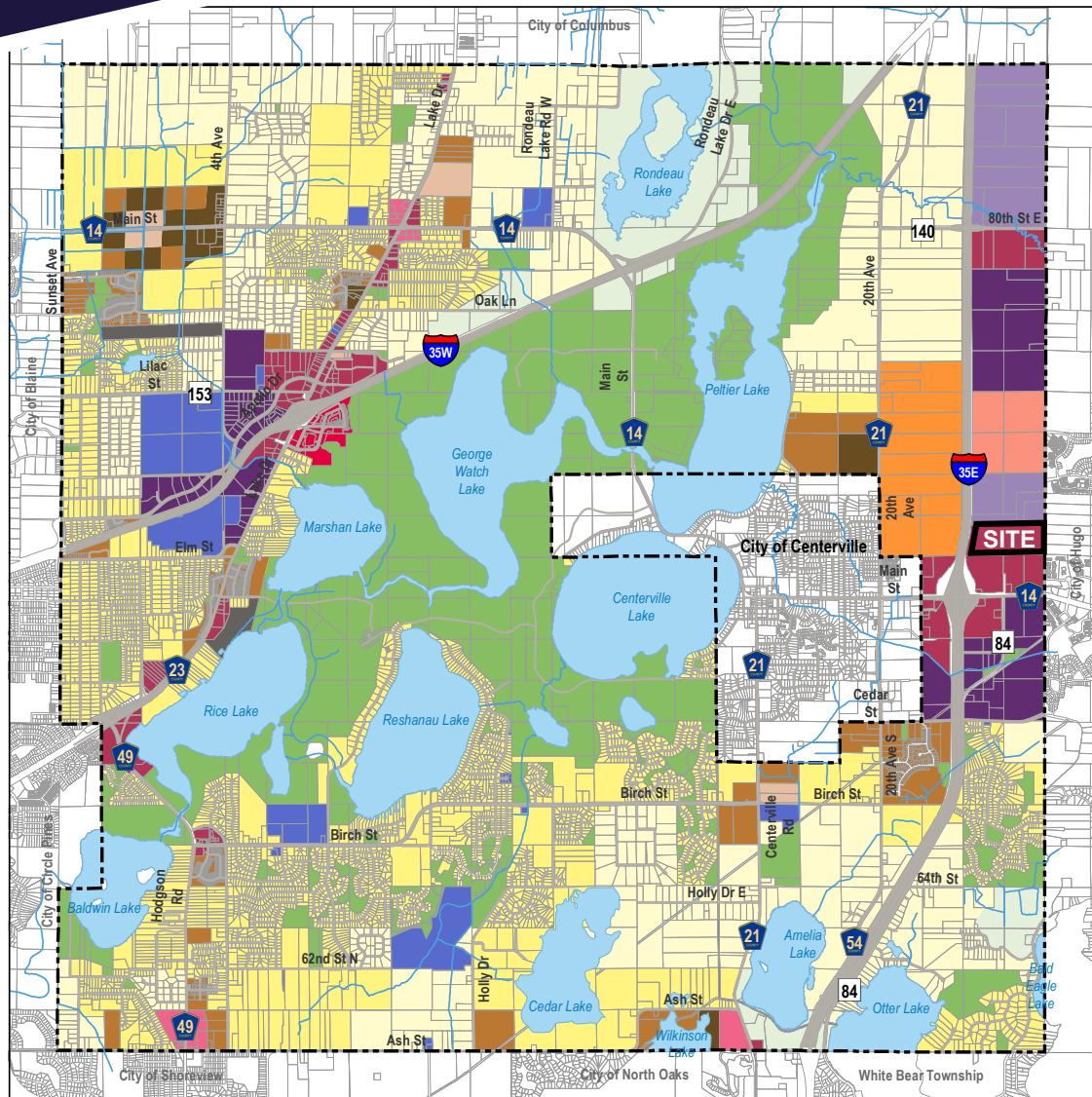


ZONING MAP



CLICK ON MAP FOR PRINTABLE IMAGE

2040 LAND USE MAP



**Figure 3-2
2040 Future Land Use**

Legend

Permanent Rural	Civic and Institutional
Urban Reserve	Parks and Open Space
Low Density Residential	Private Airfield
Low Density Mixed Residential	Right-of-Way
Medium Density Residential	Open Water
High Density Residential	Municipal Boundary
Planned Residential / Commercial	Parcels
Office Residential	Streams
Signature Gateway District	
Commercial	
Town Center	
Business Campus	
Industrial	

3,500 1,750 0 3,500
Feet



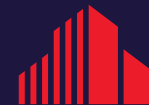
Date: 2/4/2019 3-6



FOR MORE INFORMATION, CONTACT:

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