

# FOR SALE OR LEASE

102 S WASHINGTON ST  
ST CROIX FALLS, WI 54024



## 6,528 SF Retail Building



COMMERCIAL REAL ESTATE SERVICES

1950 Northwestern Ave N #101  
Stillwater, MN 55082

**Jon Whitcomb** Broker / Owner

Cell 651.283.4884  
Email [Jon@MetroEastCRE.com](mailto:Jon@MetroEastCRE.com)

**Scott Kragness** Senior Sales Executive

Cell 651.323.8454  
Email [Scott@MetroEastCRE.com](mailto:Scott@MetroEastCRE.com)

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## Property Information

Building Size:	6,528 SF
Available SF:	Up to 6,528 SF
Sale Price:	\$395,000
Lease Rate:	\$4,200 per Month + Utilities
Annual Maintenance:	\$8,496.00 (9/1/23-9/1/24)
Annual Property Taxes:	\$4,992.73 (2023)
Roof:	TPO 60 mil - Replaced in 2024
HVAC:	Three (3) 6-ton roof top units, replaced in 2023
Parking:	City street parking



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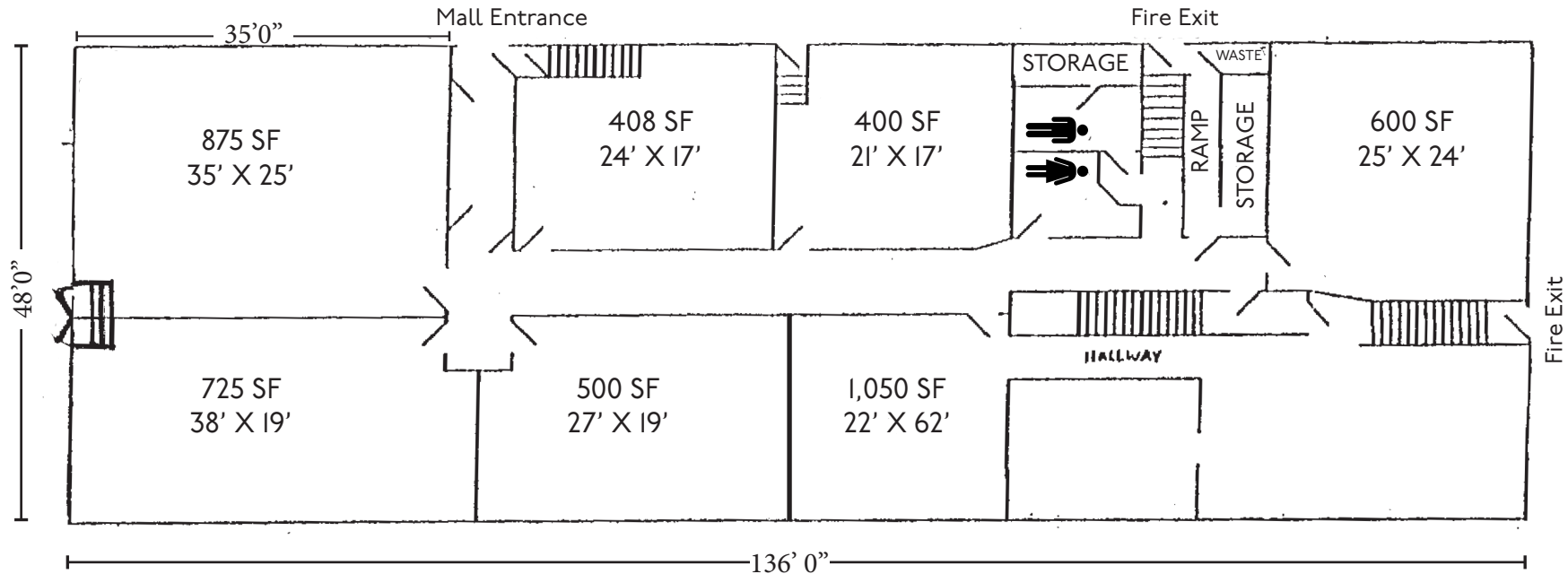
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Total Available Space:  
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**St Croix Falls Retail**

**Auto Value** Parts Stores  
We've Got The Parts.  
We've Got The Smarts.\*

Hit The **STAGE** DAY SPA

**The Vegetarian**  
South and North Indian Vegetarian and Vegan Food

Scenic River DENTAL

**River Bluff** TATTOO CO.

**Dalles** CAFE & COFFEE House

**Valley Sweets**  
MAKING LIFE SWEET

**J** UNIQUE BOUTIQUE

**PIZZA MAN**



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