

SALE

SOMSEN STREET DEVELOPMENT OPPORTUNITY

TBD Somsen Street New Ulm, MN 56073



PROPERTY DESCRIPTION

These two parcels of land are situated on the northeast side of Somsen Street, directly across from Windings, Inc. in New Ulm, MN. The property benefits from its proximity to key amenities, including a Walmart Supercenter, Menards, many retail and light industrial businesses as well as the New Ulm Airport. Additionally, its location provides convenient access to Hwy 14, enhancing connectivity and visibility for potential developments. This strategic location positions the property favorably for a variety of commercial opportunities.

PROPERTY HIGHLIGHTS

- Easy Access to Hwy 14
- Multiple Uses
- Development Opportunity
- 2 Buildable Parcels Available

OFFERING SUMMARY

Sale Price:	\$367,516
Lot Size:	7.67 Acres

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	22	110	853
Total Population	42	223	1,743
Average HH Income	\$75,250	\$78,085	\$78,746

Dain Fisher

Managing Broker | Owner | CCIM
(507) 625-4715
dain@cbcfishergroup.com

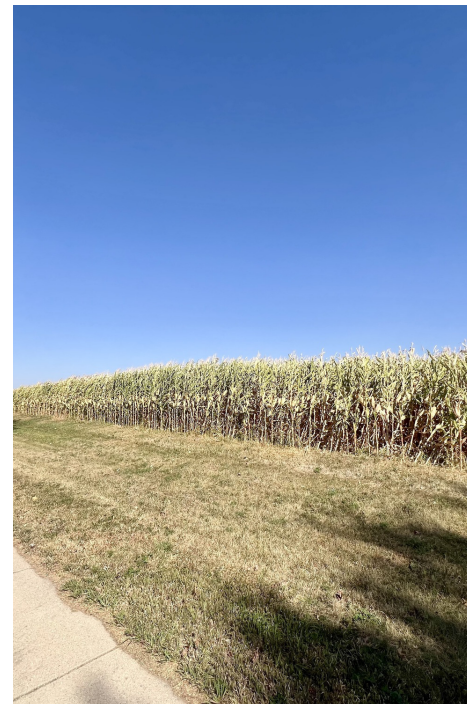


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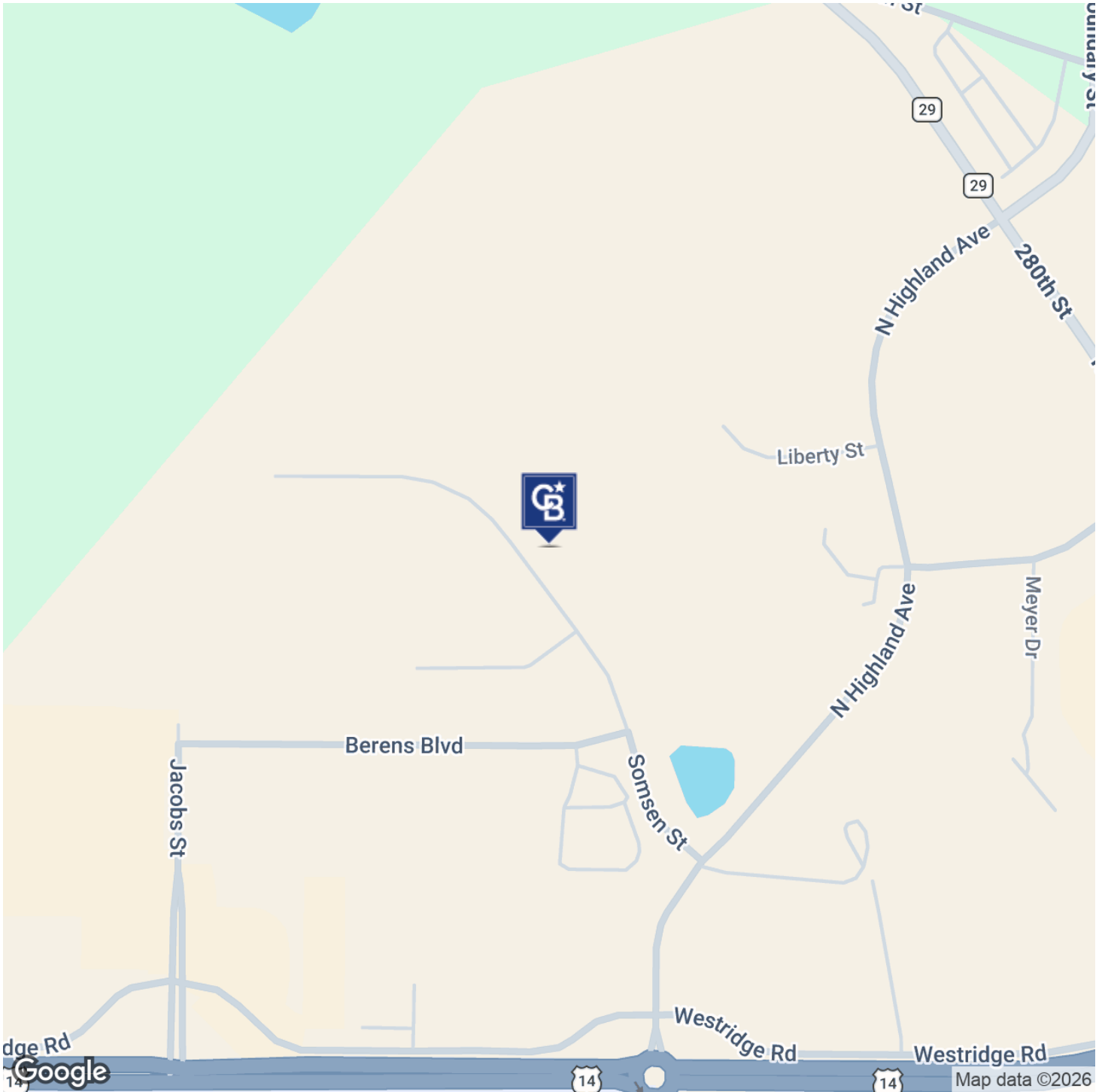


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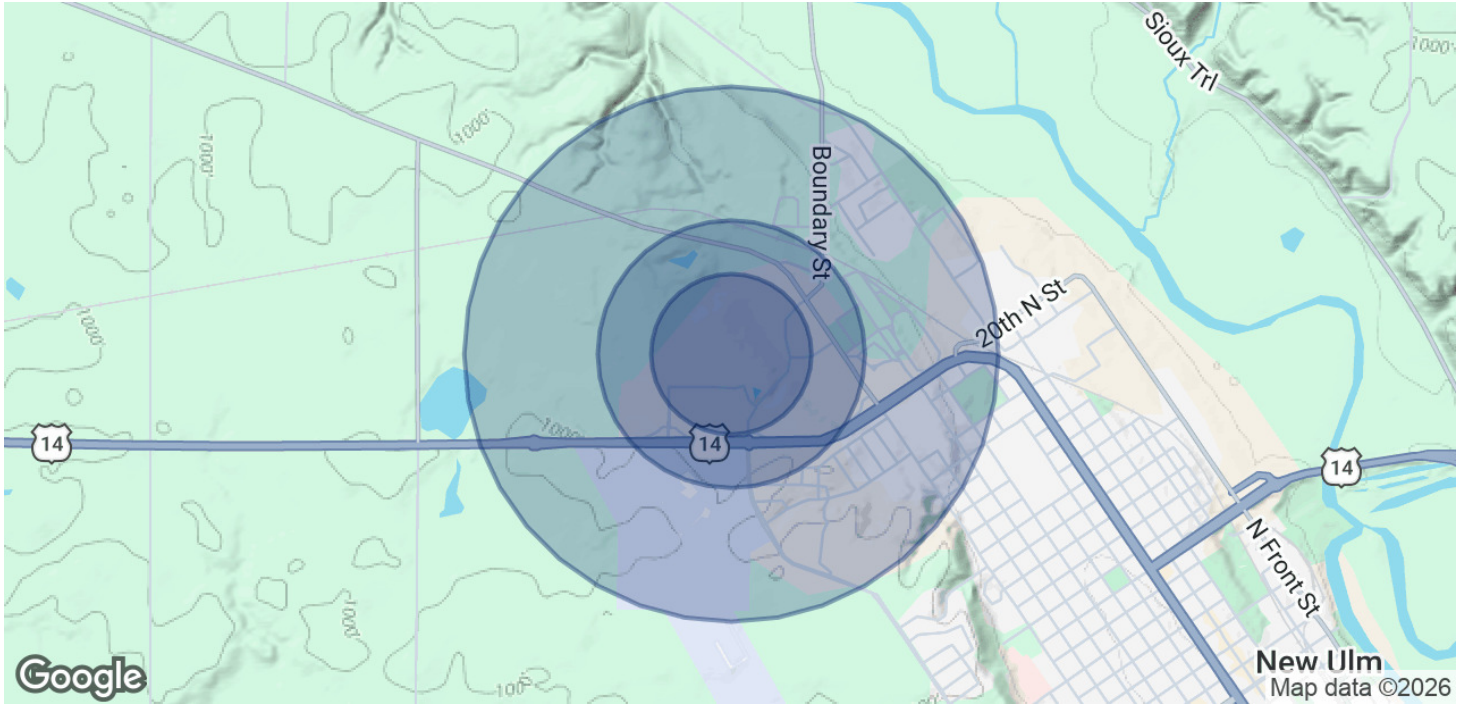


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POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	42	223	1,743
Average Age	50	50	49
Average Age (Male)	47	47	46
Average Age (Female)	53	53	51

HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	22	110	853
# of Persons per HH	1.9	2	2
Average HH Income	\$75,250	\$78,085	\$78,746
Average House Value	\$228,937	\$259,769	\$245,366

Demographics data derived from AlphaMap

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DAIN FISHER

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PROFESSIONAL BACKGROUND

Dain Fisher, CCIM, is an Owner, Managing Broker, and Executive Managing Director with Coldwell Banker Commercial Fisher Group, focused on brokerage, investment, and development across Southern Minnesota. Recognized early in his career as a Coldwell Banker Commercial Emerging Broker in 2014, Dain was appointed Executive Managing Director in 2023 as part of the firm's leadership transition, during which CBC Fisher Group has continued to hold the distinction of the number-one Coldwell Banker Commercial firm in the state of Minnesota.

Central to Dain's leadership is building a shared, collaborative culture where opportunity is created and distributed across the entire team. He is committed to empowering agents and fostering long-term success by prioritizing collective growth over individual gain. Holding the CCIM designation and a Coldwell Banker Commercial Circle of Distinction (Silver Level, 2024) honor, Dain brings an investment-minded, people-first approach to advancing clients, agents, and the broader community.

Fisher Group

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