

9242 HUDSON

9242 Hudson Blvd, Lake Elmo, MN 55042



RETAIL/WAREHOUSE SPACE AVAILABLE

PROPERTY HIGHLIGHTS

- 45,570 SF building on 5.16 acres
- Zoning: GB (General Business)
- Excellent visibility from I-94: over 96,000 vehicles per day
- Several new housing developments under construction surrounding this site
- Building and pylon signage

AREA MAP



CURRENT AVAILABILITY:

Split Space for Lease

Suite 500

10,700 SF

- 5,000 SF Retail
- 5,700 SF Warehouse

Rent: Negotiable



Derrick Jensen

2550 University Ave. West, Suite 416-S, St. Paul, MN 55114

651-209-9628 | Derrick@Suntide.com

9242 HUDSON

9242 Hudson Blvd, Lake Elmo, MN 55042

DEMOGRAPHICS

POPULATION	1 MILE	5 MILES	10 MILES
Total population	4,194	111,673	426,675
Median age	36.1	36.3	35.6
Median age (Male)	35.1	35.1	34.4
Median age (Female)	36.8	37.5	36.5

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	1,532	41,875	159,231
# of persons per HH	2.7	2.7	2.7
Average HH income	\$118,221	\$102,069	\$81,019
Average house value	\$324,697	\$301,388	\$278,682

** Demographic data derived from 2010 US Census*

AERIAL MAP



Derrick Jensen

2550 University Ave. West, Suite 416-S, St. Paul, MN 55114

651-209-9628 | Derrick@Suntide.com