

FOR LEASE

OAK PARK HEIGHTS RETAIL

5980 Neal Ave S | Oak Park Heights, MN | 55082



Retail Space for Lease

Blake Martin

612.465.8521

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UPLAND

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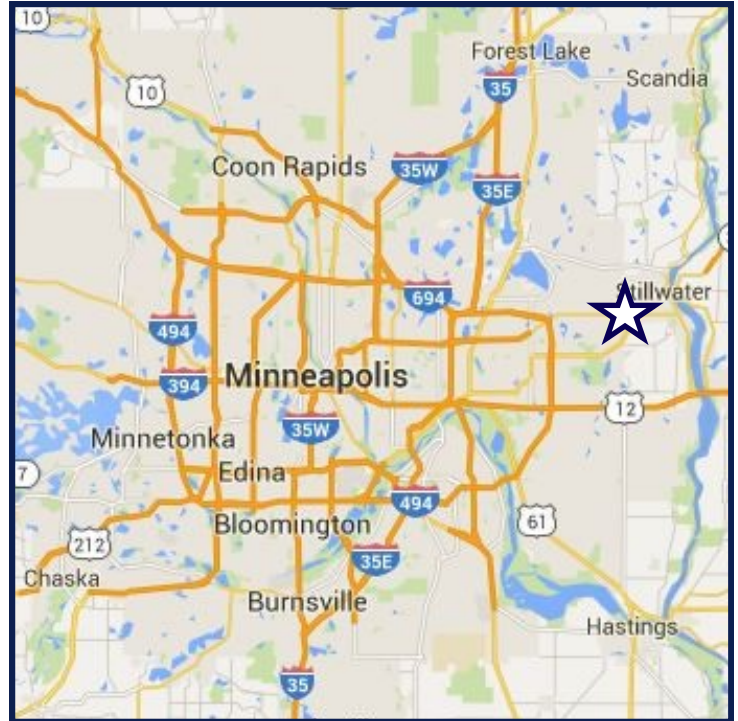
50 South 6th Street | Suite 1418
Minneapolis, MN | 55402

Main: 612.332.6600

Fax: 612.376.4489

PROPERTY INFORMATION

ADDRESS	5980 Neal Ave N
CITY, STATE	Oak Park Heights, MN
BUILDING SIZE	11,775 SF
LOT SIZE	1.37
MAX SPACE AVAILABLE	3,184 SF
MIN SPACE AVAILABLE	1,200 SF
LEASE RATE	Negotiable
TAXES & CAM	\$8.16
PARKING / RATIO	5:1,000
ZONING	B-2
COUNTY	Washington
YEAR BUILT	2006



DEMOGRAPHICS

	1-MILE	3-MILE	5-MILE
POPULATION	4,030	29,588	45,043
DAYTIME POPULATION	6,302	17,206	25,012
MEDIAN HH INCOME	\$83,868	\$78,489	\$86,713
AVERAGE HH INCOME	\$121,643	\$106,852	\$116,232
MEDIAN AGE	44.8	42.5	43.6

NEARBY RETAILERS

- Starbucks
- Kowalski's
- Target
- Lowe's
- Menards

TRAFFIC COUNTS

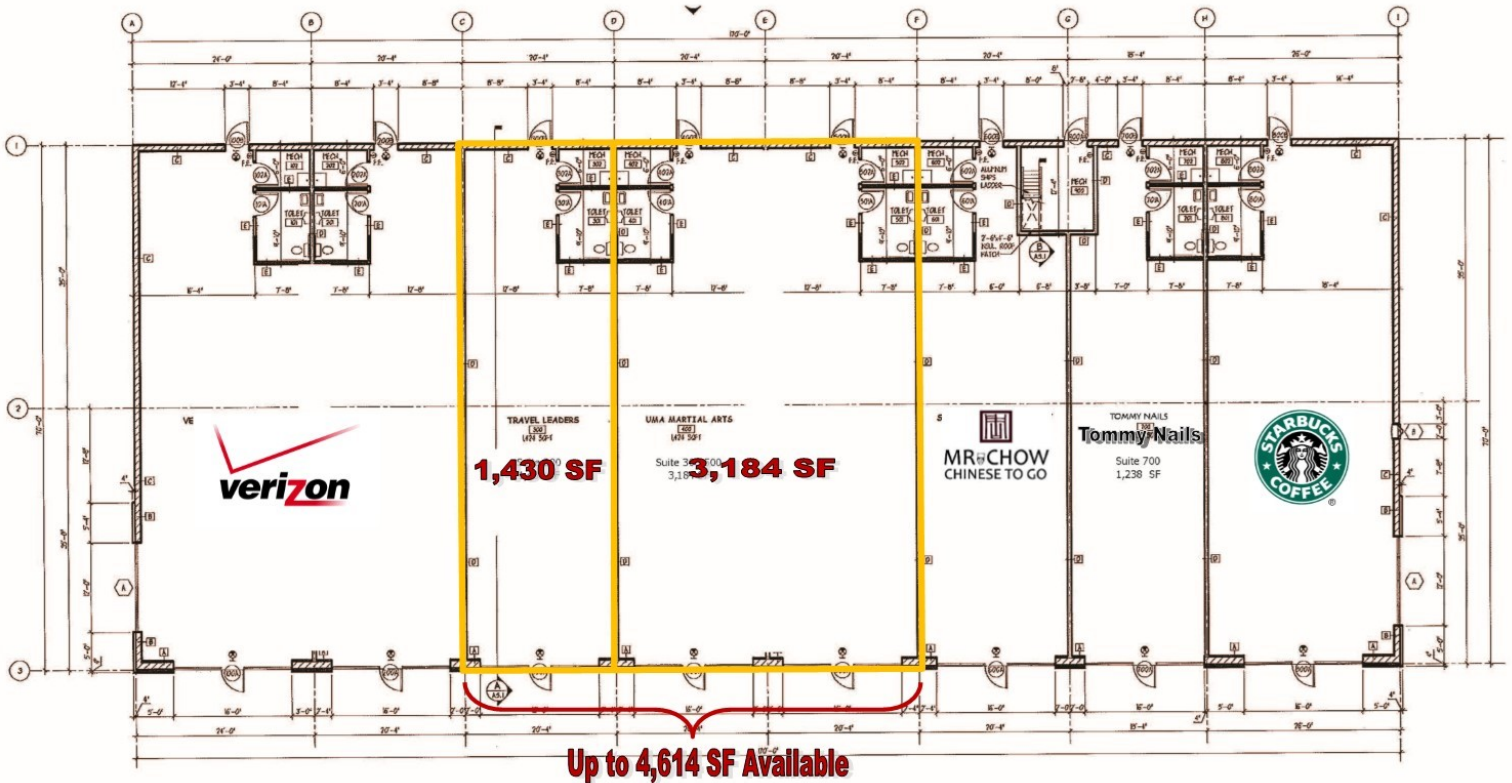
HIGHWAY 5	19,200 VPD
HIGHWAY 36	28,000 VPD

COMMENTS

- Located in the major trade area of Oak Park Heights.
- Near Stillwater High School
- The Hwy 36 bridge was completed in August of 2017 crossing the St. Croix River between Minnesota and Wisconsin.



OAK PARK HEIGHTS RETAIL CENTER
5980 Neal Avenue North
Oak Park Heights, MN 55082



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