



RETAIL for Lease or Sale
1230-1300 N State S
Waseca MN 56093

Executive Summary

| | |
|-----------------|--|
| Property Type | Grocery Anchored Retail |
| Available Space | 41,304 sq ft Big Box Space 2,800 sq ft Small Shop Space |
| Base Rent | Negotiable |
| CAM/TAX | \$2.25 psf |

For lease are two spaces in a Hy-Vee grocery anchored retail center in Waseca MN. The larger of the two is 41,304 sq ft and was a former Walmart. The smaller of the two suites available is 2800 sq ft. Both of these can be demised for a user. Current tenants in the mall include a Hy-Vee Grocery store as well as a successful eye doctor. The larger of the two spaces could be sold off separately.

Possible new users that would do well here include hardware, consumer and household, thrift and craft stores, restaurants, coffee shops, banks, etc as well as alternative type users including donation centers, medical office uses, general office, charter schools, daycare users, etc.

Waseca has a very stable population of just under 10,000 people and this location is on main and main. Nearby retailers include Hy-Vee, Super Walmart, Dollar General, Family Dollar, Verizon, McDonald's, and O' Riley Automotive, Advance Auto. Additionally, across the street is the high school and middle school. Waseca Minnesota happens to also be the county seat of Waseca County and is a very strong employment center.

This is a very strong retail center and offers a combination of the best location in this market with the strongest co-tenancy available hands down. Call or email today for more information on the site. Towards the bottom of this listing is a for lease flyer. Email me directly to request a password to the video aerial and flyover of the site.



Questions?

Contact:

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VIDEO of Site:

<https://vimeo.com/134159459>

To access the video type in the password "waseca" without the quotes and please NOTE that the password is case sensitive.

PHOTOS

Hy-Vee Grocery Store - Storefront remodeled 2013



Hy-Vee Grocery - Looking North to the vacant space and inline retail space



Former Walmart Front Entrance



Former Walmart Interior



Site Plan

