

FORMER SNAP FITNESS

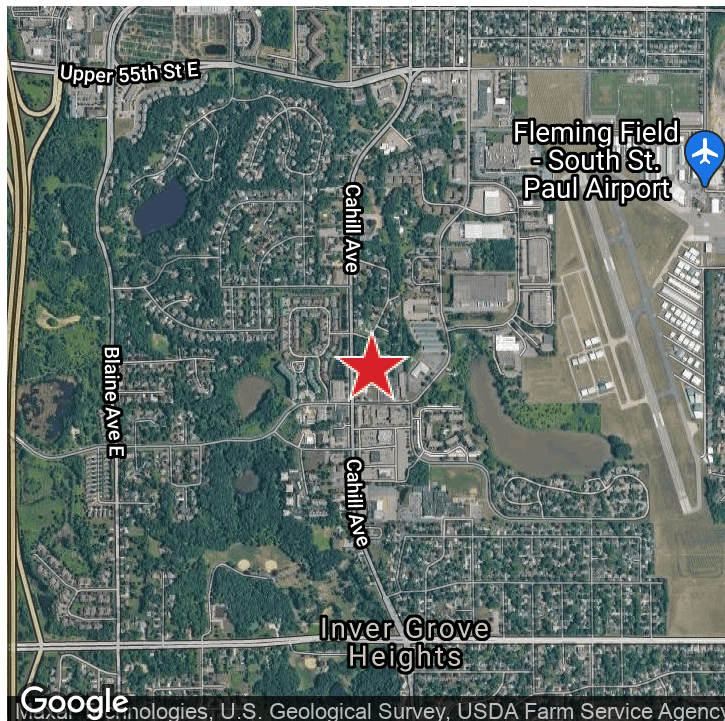
3054-3058 E 65th Street Inver Grove Heights, MN 55076



FOR MORE INFORMATION CONTACT:

DAVID ROBSON
C: 651.248.0390
drobson@bantara.net

Executive Summary



LEASE RATE

\$14.00 SF/YR

OFFERING SUMMARY

Available SF: 3,257 SF

Lease Rate: \$14.00 SF/yr (NNN)

CAM Rate: \$4.99 psf

Building Size: 10,488 SF

PROPERTY HIGHLIGHTS

- Former Snap Fitness
- Fully built out
- High finishes
- Clean and well kept facility
- Has 3 bathrooms and a shower
- Nearby many retailers, restaurants and shopping areas
- Within close proximity to Highway 52, Highway 55 and Interstate 494
- Available December 1st 2020

FOR MORE INFORMATION CONTACT:

DAVID ROBSON

C: 651.248.0390

drobson@bantara.net



No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein and same is submitted subject to errors, omissions, change of price, rental, or other conditions, withdrawal without notice and to any special listing conditions imposed by the property owner(s). We make no representations to the as to the condition of the property in question.

Additional Photos



DAVID ROBSON
C: 651.248.0390
drobson@bantara.net

No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein and same is submitted subject to errors, omissions, change of price, rental, or other conditions, withdrawal without notice and to any special listing conditions imposed by the property owner(s). We make no representations to the as to the condition of the property in question.

telus PROPERTY SERVICES + SOLUTIONS

Additional Photos

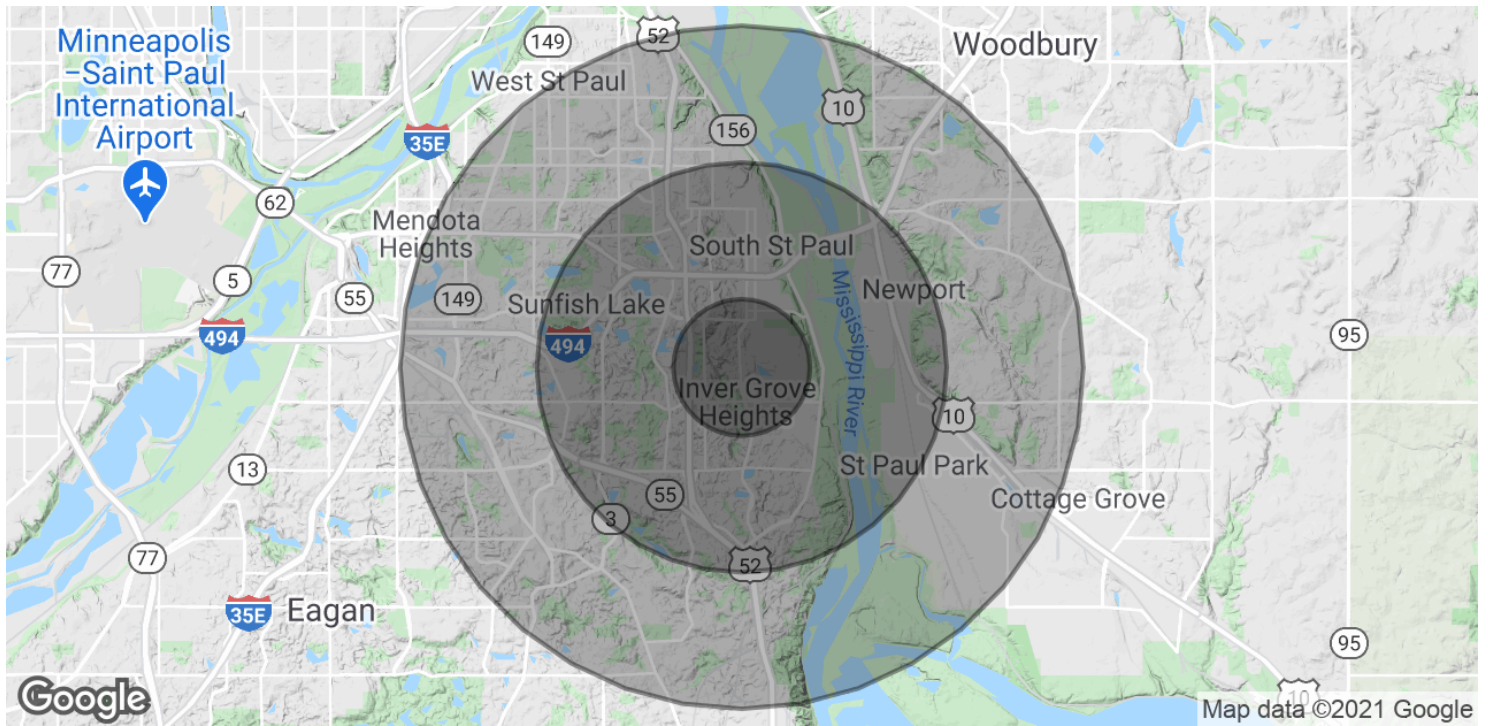


DAVID ROBSON
C: 651.248.0390
drobson@bantara.net

No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein and same is submitted subject to errors, omissions, change of price, rental, or other conditions, withdrawal without notice and to any special listing conditions imposed by the property owner(s). We make no representations to the as to the condition of the property in question.

telus PROPERTY SERVICES + SOLUTIONS

Demographics Map & Report



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,782	56,187	120,225
Average age	38.3	37.1	37.1
Average age (Male)	37.0	36.1	35.9
Average age (Female)	39.4	37.9	37.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,790	23,070	48,590
# of persons per HH	2.4	2.4	2.5
Average HH income	\$73,594	\$73,059	\$75,062
Average house value	\$238,055	\$226,682	\$238,915

* Demographic data derived from 2010 US Census

DAVID ROBSON
 C: 651.248.0390
 drobson@bantara.net



No warranty or representation, express or implied, is made to the accuracy or completeness of the information contained herein and same is submitted subject to errors, omissions, change of price, rental, or other conditions, withdrawal without notice and to any special listing conditions imposed by the property owner(s). We make no representations to the as to the condition of the property in question.