

OPPORTUNITY

PHOTOS

SPACE PLAN

AMENITY MAP

DEMOGRAPHICS



22,500 SF Available

21,279 SF Available

Building Highlights

- Planet Fitness is a co-tenant
- Adjacent to the Blaine National Sports Center
- Located in the Hwy 65 retail corridor
- Junior Box retail with loading docks
- Abundant Parking
- Directly adjacent to Target

Lease Information

Available, Suite 101:	21,279 SF
Available, Suite 301:	22,500 SF
Lease Rate:	\$ 17.50 SF NNN
Operating Expenses:	\$4.53 SF

Property Details

General Use:	Retail
Building Status:	Existing
Year Built:	2006
Land Size:	9.35 acres
Parking:	150 surface spaces
Parcel Size:	67,521 SF
PID#:	20-31-23-13-0020

OPPORTUNITY

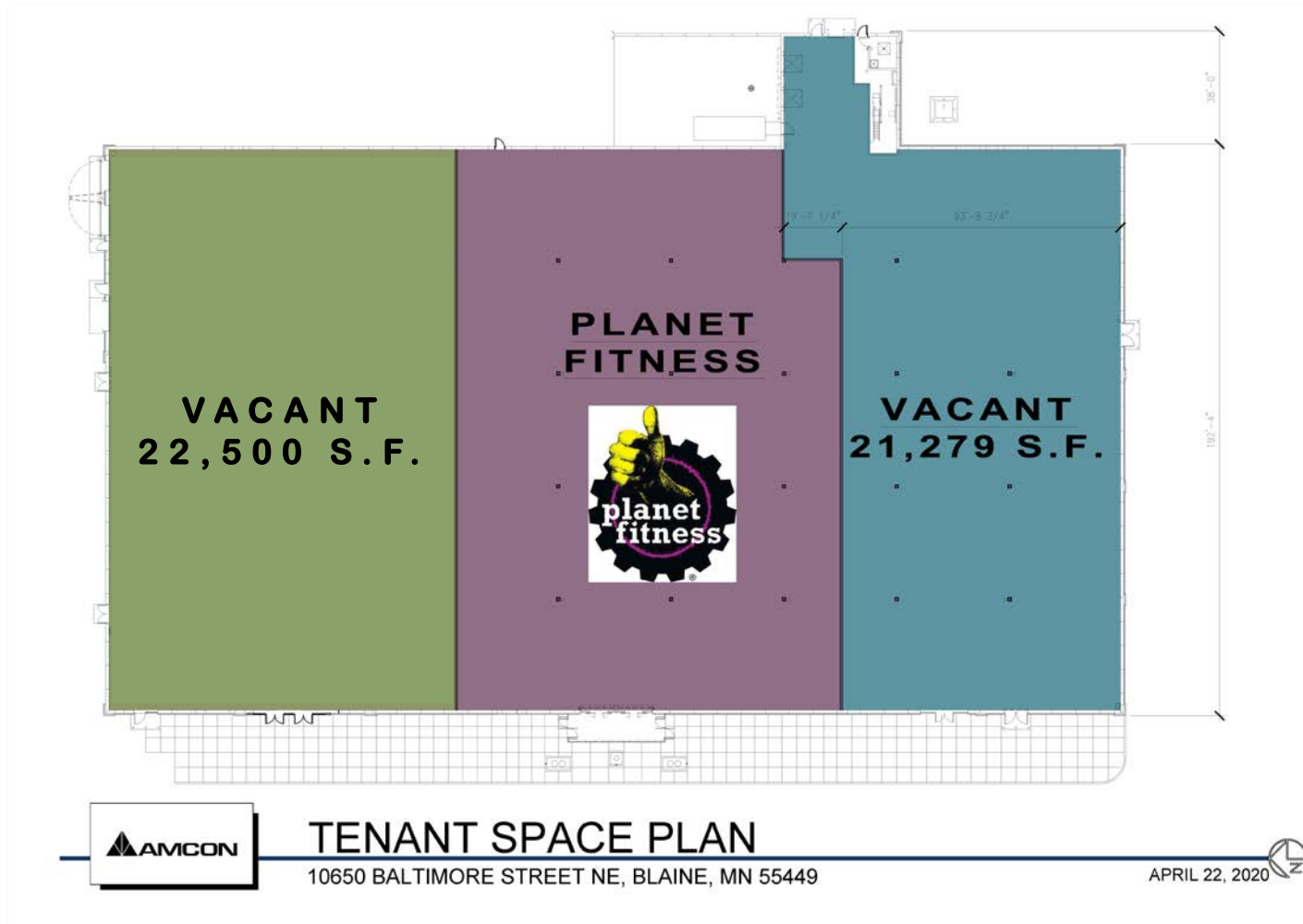
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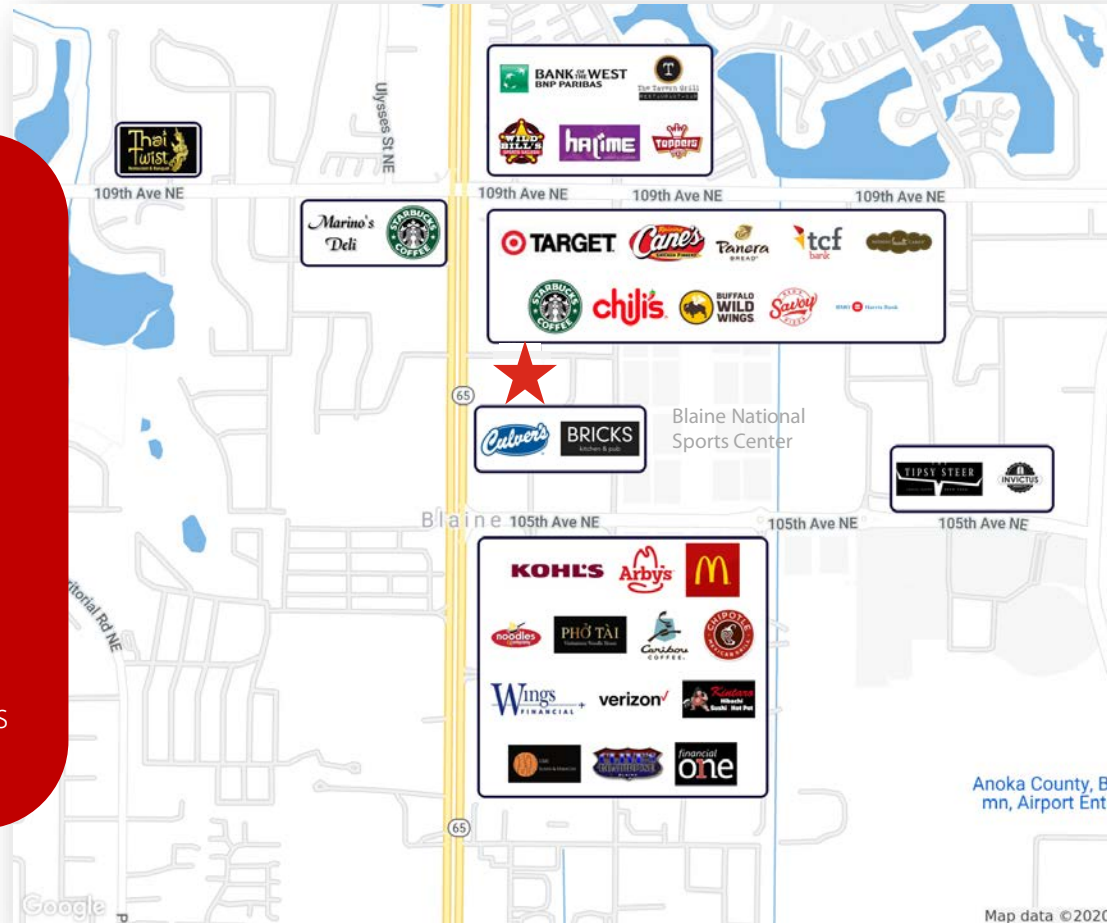




Amenities

Within 5 miles of the property

- 84 Retail Stores
- 37 Restaurants
- 30 Gas Stations
- 22 Banks
- 11 Hotels/Motels
- 23 Fitness Centers
- 39 Fast Food
- 16 Drug Stores
- 19 Coffee Shops
- 25 Salon/Barber/Spas
- 13 Supermarkets



This property is well situated nearby an abundance of retail amenities. Close proximity to Central Avenue and the Blaine National Sports Center.

Traffic Counts (2020)

Central Ave	42,287
105 th Ave NE	11,100
109 th Ave NE	18,408

Total Estimated Population (2020)

< 1 Mile	7,756
< 3 Miles	64,279
< 5 Miles	154,731

Average Household Income (2020)

< 1 Mile	\$84,206
< 3 Miles	\$77,670
< 5 Miles	\$77,101



Platinum member

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