

COBBLESTONE LAKE OUTLOT

155th Street W. & Pilot Knob Road | Apple Valley, MN 55124



SALE/LEASE/BTS OPPORTUNITY

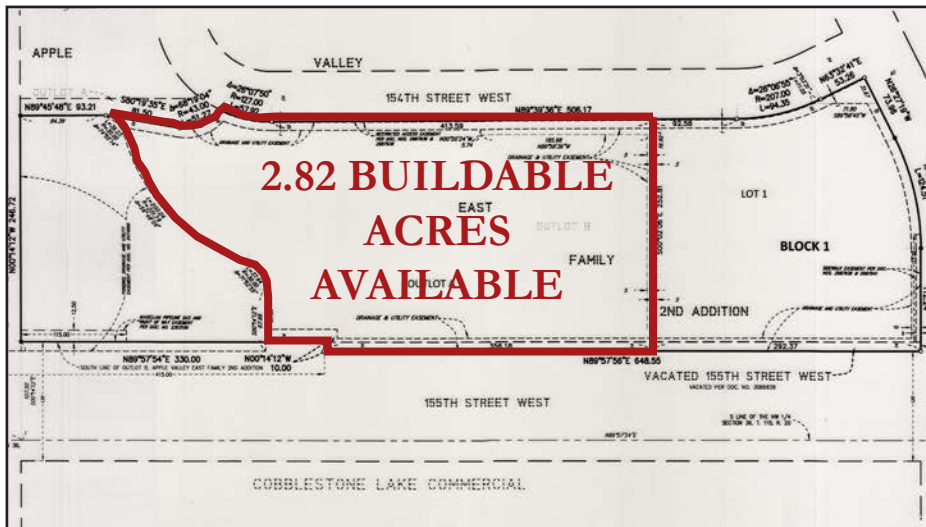
HJ Development is marketing a land parcel for Sale/Lease/BTS opportunities. Located directly north of Super Target, the site is part of the Cobblestone Lake development. Up to 2.82 buildable acres are available. For more information please contact us directly.

DEMOGRAPHICS (Data Source - ESRI)

	<u>1-Mile</u>	<u>3-Miles</u>	<u>5-Miles</u>
Population:	7,686	80,235	160,514
Daytime Population:	1,307	22,832	34,483
Households:	3,136	29,295	57,459
Average HH Income:	\$102,054	\$111,321	\$118,387

CURRENTLY AVAILABLE

- 2.82 Buildable Acres Available for Sale/Lease/BTS
- \$1,717,749 (\$14.00 Per Buildable SF)
- Divisible to 1/2-Acre Parcels
- User Driven Development
- Significant Residential Construction is Underway in the Trade Area
- Area Retailers Include Super Target, Wells Fargo, Fantastic Sams, Pizza Ranch, Orangetheory Fitness & More...



CONTACT INFORMATION

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SALE/LEASE/BUILD-TO-SUIT OPPORTUNITY | APPLE VALLEY

