

6217 West Broadway Brooklyn Park, Minnesota 55428

THIS PROPERTY SALE INCLUDES THE FOLLOWING:

- 1. CORNER LOT RAW LAND PID#32-119-21-33-0112 LOT SIZE IS APPROXIMATELY 125' X 125' OR 15,625 TOTAL SQUARE FEET
- 2. EXISTING BUILDING 6217 WEST BROADWAY
- CURRENTLY OPERATING AS EL BARAKA MARKET CONVEVNIENCE
 STORE
- TENANT IS ON A MONTH TO MONTH LEASE
- 2,400 square feet (40' x 60')
- Concrete block construction, 11 striped surface stalls
- Lot size 98' x 125'or 12,250 total square feet

PROPERTY DETAILS

SALE PRICE: \$278,000

FOR MORE INFORMATION, CONTACT

Marty Fisher 763.862.2005

mfisher@premiercommercialproperties.com



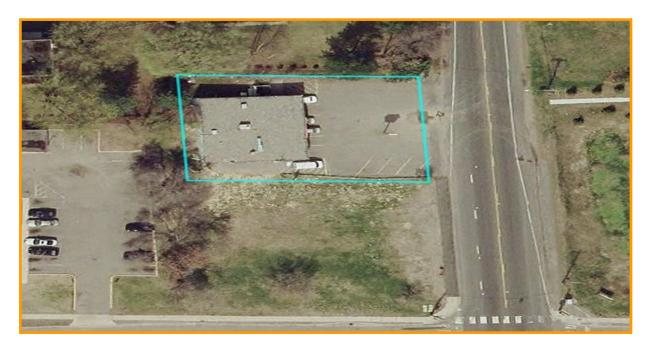
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Corner lot - approx. 125' x 125' - signalized intersection of W Broadway & 62nd Ave N



6217 W Broadway - existing market - 2,400sf or 98' x 125' lot



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Lot from southwest



Lot from west



Lot & store from southwest



Store from west



Lot from north



Lot from east



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DEMOGRAPHICS (2018)	<u>1 mile</u>	3 miles	5 miles
Total Population	16,359	97,955	258,192
Total Households	6,503	38,351	100,161
Average Household Income	\$61,347	\$73,610	\$85,348