

RETAIL FOR LEASE >

Glen Lane

8010 Glen Lane | Eden Prairie, MN 55344



Accelerating success.



CONTACT US

Sara Martin
952 897 7723
smartin@welshco.com

Anna Blake
952 837 8031
anna.blake@colliers.com



GLEN LANE | SITE INFORMATION

- > **Location** 8010 Glen Lane | Eden Prairie, MN 55344
- > **Description** Retail Shopping Center
- > **Zoning** Retail

AVAILABLE FOR LEASE:

- > 16,000 SF
- > Available June 1, 2018

DEMOGRAPHICS:	1 Mile	3 Miles	5 Miles
Population	7,486	51,731	152,661
Median HH Income	\$82,318	\$108,642	\$108,363
Average HH Income	\$96,939	\$136,496	\$135,626

** Source: ESRI 2015 Est.*

TRAFFIC COUNTS:

- > Flying Cloud 28,500 vpd
- > Singletree Ln 10,000 vpd

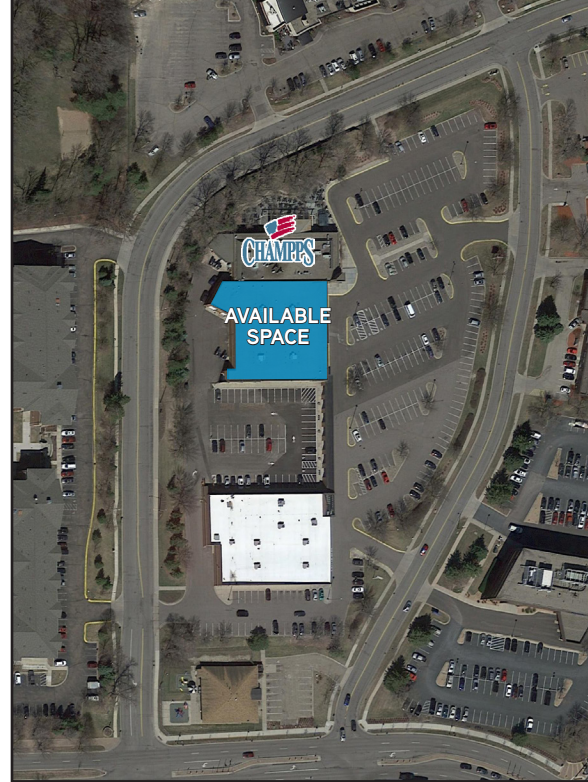
** Source: Minnesota Department of Transportation 2014 Study. Averages are per day total cars*

HIGHLIGHTS:

- > Glen Lane is located in the heart of the Eden Prairie trade area near Eden Prairie Center
- > Situated just off of two major thoroughfares, I-494 & Hwy 212, so site offers ease of access
- > Significant Daytime and Evening Population
- > Highly affluent community
- > Ample Parking
- > Named one of Money Magazine's "Best Places to Live" in America since 2006
- > Home to many prominent companies including CH Robinson, SuperValu, Optum, Starkey and more

COMMENTS:

The Glen Lane property has an anchor space available, that is adjacent to a high performing restaurant. Glen Lane is strategically located in the heart of the Eden Prairie trade area near the Eden Prairie Mall and numerous other national retailers. These additional nearby retailers include Costco, Walmart, Cub, Best Buy, Lifetime Fitness, HomeGoods, Michael's, Aldi's and many more. The property is within close proximity to I-494, Highway 5 and Highway 12, therefore offering ease of accessibility. The property benefits from the strong traffic counts along Flying Cloud Drive, which are 32,000 vehicles per day. The property offers an excellent opportunity for a tenant looking to serve the southwest suburbs and benefit from the high daytime as well as evening and weekend population within the Eden Prairie market.



Contact Us

SARA MARTIN
952 897 7723
MINNEAPOLIS, MN
smartin@welshco.com

ANNA BLAKE
952 837 3081
MINNEAPOLIS, MN
anna.blake@colliers.com



Accelerating success.

Colliers International | Minneapolis-St. Paul
4350 Baker Road, Suite 400
Minnetonka, MN 55343

colliers.com/msp



SUBSCRIBE TO OUR BLOG