

FOR LEASE

NEW HOPE MALL

4203-4239 Winnetka Ave N
New Hope, MN 55428

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UNIQUE
THRIFT STORE

HyVee

DOLLAR TREE

LIFETIME
FITNESS

GNC

TACO
JOHN'S

SUBWAY

Applebee's

McDonald's

Jet's
PIZZA

Walgreens

DUNKIN'
DONUTS

SUNSHINE
FACTORY

Edward Jones

Sarpino's
Pizzeria

family
Video

Winnetka Avenue

Winnetka Avenue

County Rd 9/Rockford Road

13,200 vpd

19,200 vpd

Robbinsdale
Area Schools

New Hope
YMCA

Colliers
INTERNATIONAL

4203-4239 Winnetka Ave N, New Hope

FOR LEASE

AVAILABLE:

Suite 4225: 1,540 sf

Suite 4233: 2,358 sf with 1,205 sf patio

ANCHOR TENANTS:

- > Life Time Fitness
- > Applebee's
- > Taco John's
- > Subway

AREA TENANTS:

- > Hy-Vee
- > Dollar Tree
- > Walgreens
- > Dunkin Donuts
- > McDonald's
- > Wells Fargo

OPERATING EXPENSES:

\$8.00 per square foot

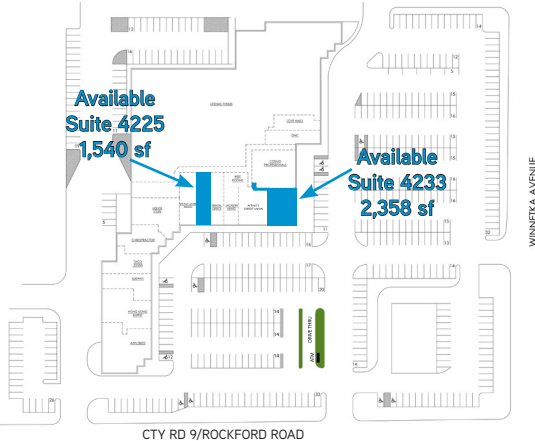
CAM: \$5.01

Tax: \$2.46

Ins: \$0.35

Total: \$7.82

SITE PLAN:



DEMOGRAPHICS:	1 MILE	3 Mile	5 Mile
Population	12,483	97,764	258,922
Median HH Income	\$61,279	\$61,143	\$58,368
Avg HH Income	\$76,111	\$80,774	\$79,881

* Source: ESRI 2015 estimates

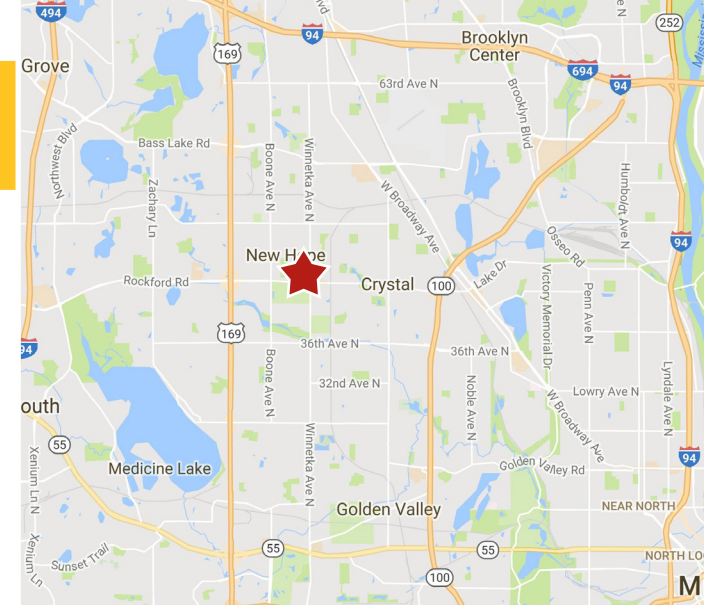
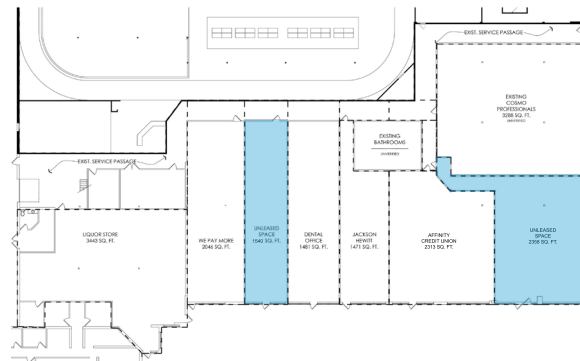
TRAFFIC COUNTS:

- > Cty Rd 9/Rockford Rd: 19,200 vpd
- > Winnetka Avenue: 13,200 vpd

* Source: Minnesota Department of Transportation 2012 Study Averages are per day total cars

DESCRIPTION

New Hope Mall is an approximately 87,600 square foot strip center anchored by Life Time Fitness. The established center features Applebee's, Subway, Taco John's, GNC and more. This neighborhood center offers ease of access and clear visibility and has a diverse mix of national, regional and local tenants. The property is conveniently located between Highway 169 and Highway 100 at the intersection of Winnetka Avenue and 42nd Avenue. There is an end cap space available with a patio as well as an in-line opportunity.



Comments

- Life Time Fitness Anchored Center
- Diverse mix of national, regional and local tenants
- Adjacent to Hy-Vee

Contact Us

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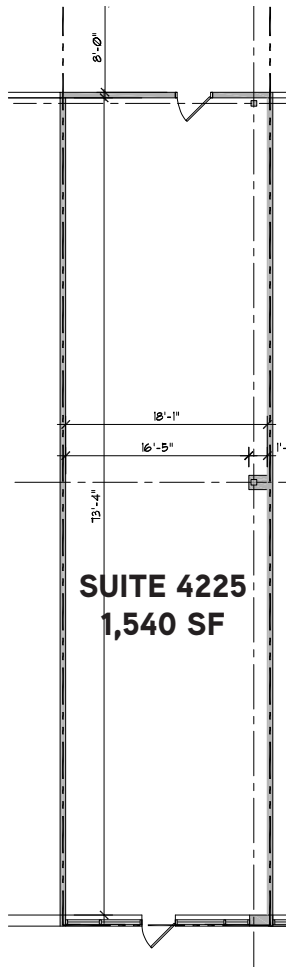
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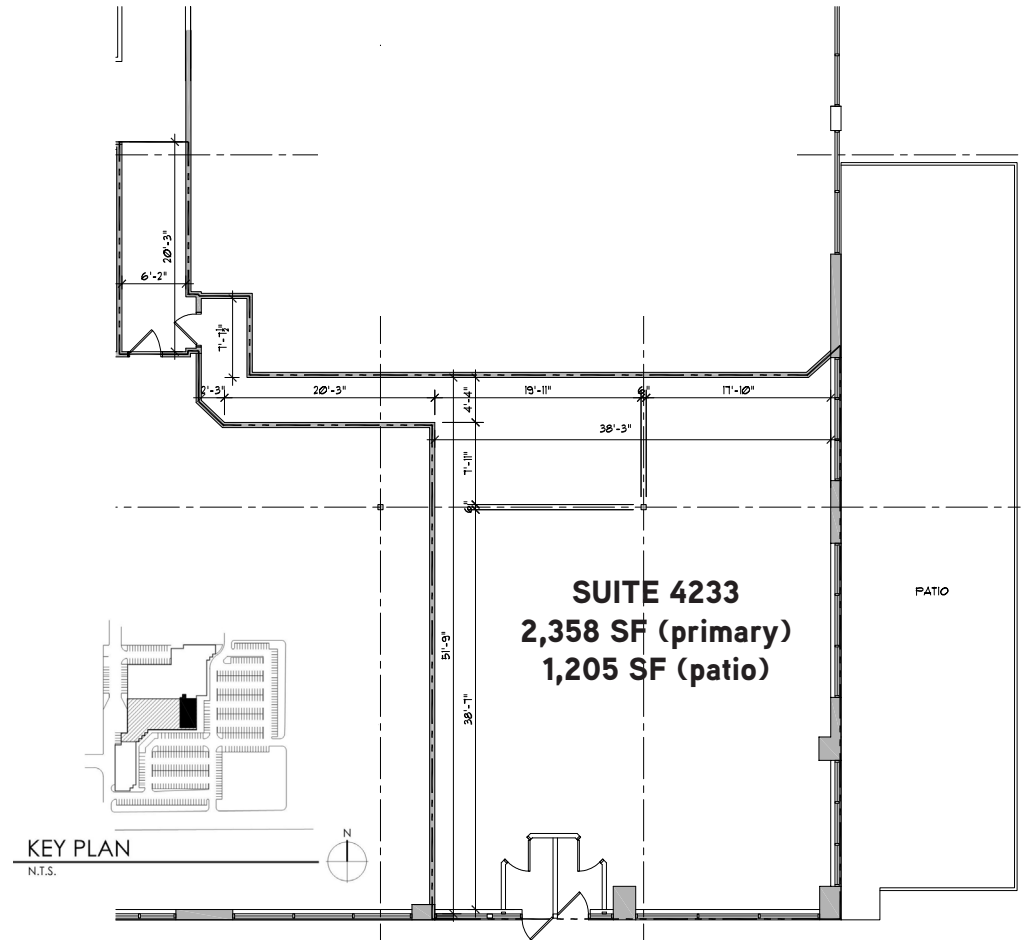
New Hope Mall - Floor Plans

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SUITE 4225
1,540 SF

KEY PLAN
N.T.S.



SUITE 4233
2,358 SF (primary)
1,205 SF (patio)

KEY PLAN
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New Hope Mall - Aerial

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