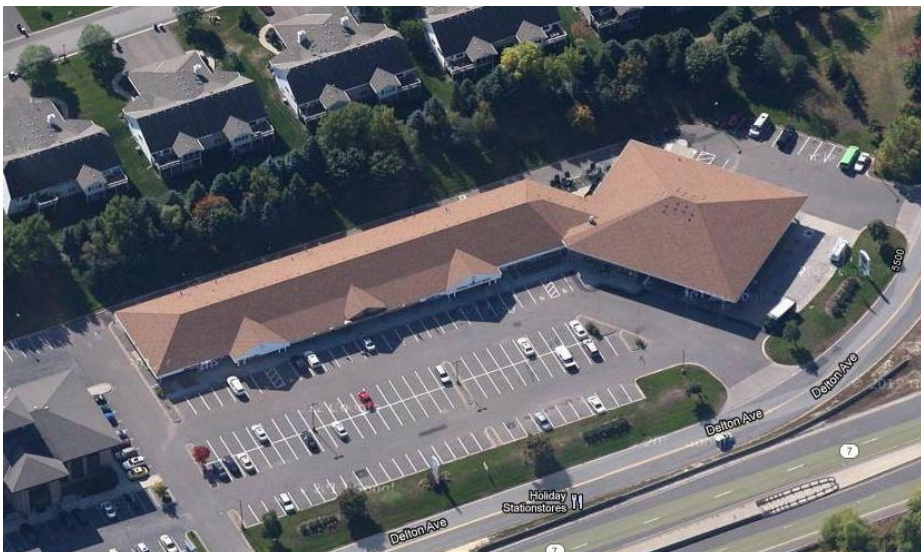
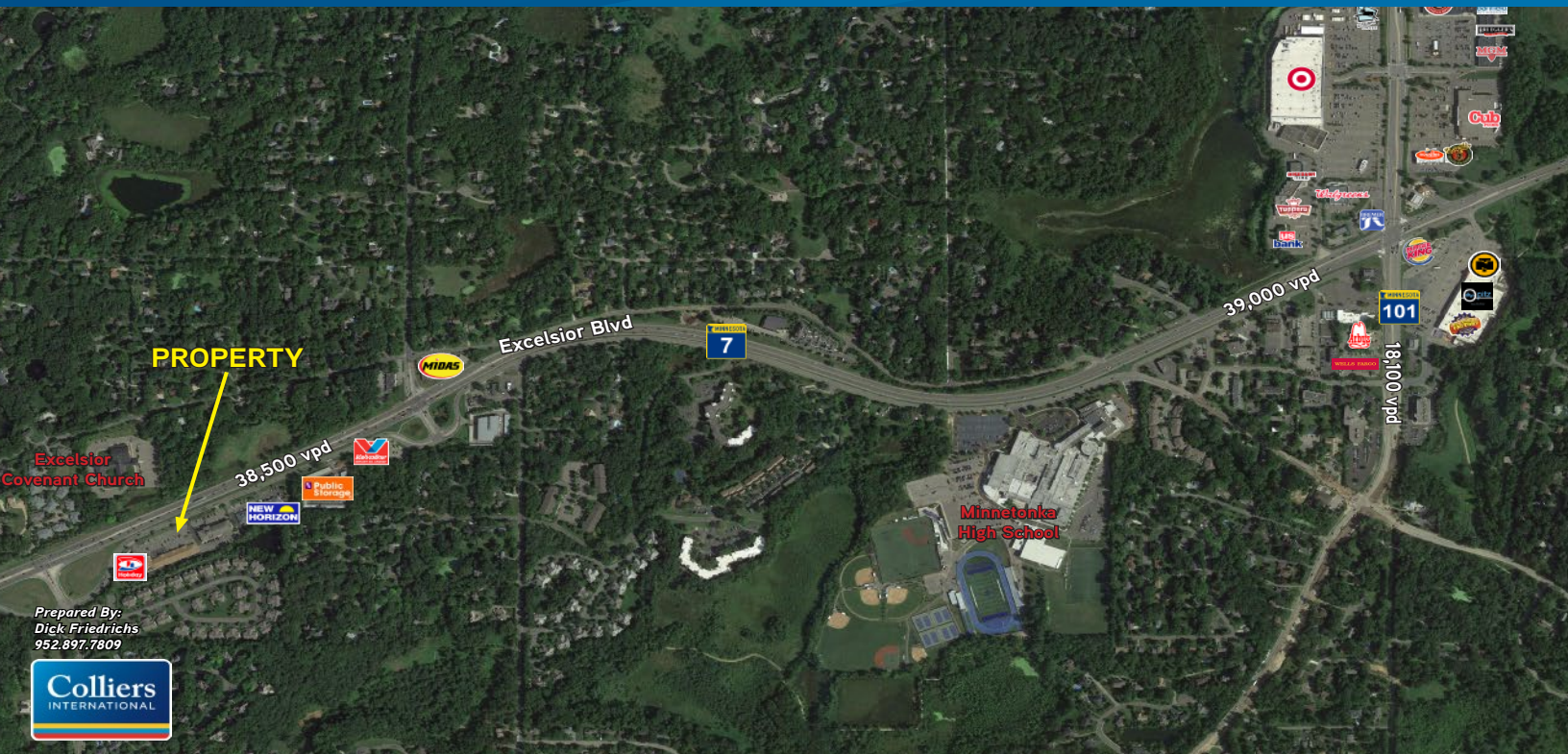


FOR LEASE > RETAIL SPACE



# Waterford Center

19905 HIGHWAY 7 | SHOREWOOD, MN



- West Metro Retail Opportunity
- Up to 5,706 SF
- In-line, Holiday StationStore anchored center
- Excellent Highway 7 visibility to 38,000 VPD
- Exceptional Household Incomes
- Minutes to Lake Minnetonka and City of Excelsior

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## Property Information

**Description:** Retail Neighborhood Strip Center  
**Location:** 1.5 miles west of Hwy 101 on south side of Hwy 7  
**Address:** 19905 State Highway 7, Shorewood, MN 55331  
**Traffic Volume:** 38,500 VPD on Highway 7

### AVAILABILITY:

**Size:** 2,106 SF; 3,600 SF or 5,706 SF  
**Base Rent:** \$16.50 PSF  
**CAM & Taxes:** \$7.23 PSF (2016)

### DEMOGRAPHICS:

|                   | 1 Mile    | 5 Miles   | 10 Miles  |
|-------------------|-----------|-----------|-----------|
| Population        | 5,110     | 43,553    | 101,425   |
| Median HH Income  | \$109,724 | \$109,760 | \$105,733 |
| Average HH Income | \$144,923 | \$145,916 | \$143,765 |

### WATERFORD CENTER TENANTS:

Holiday Stationstore    Nail Gallery  
Team Liquor            iLash Lounge  
Lifetime Chiropractic    Kumon

### AREA AMENITIES AND ATTRACTIONS:

Target, Minnetonka High School, Frattallone's Ace Hardware,  
Northern Tool, City of Excelsior, Lake Minnetonka



## Contact Us

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