

RETAIL FOR LEASE

Broadway Square

8401 W BROADWAY AVE, BROOKLYN PARK, MN



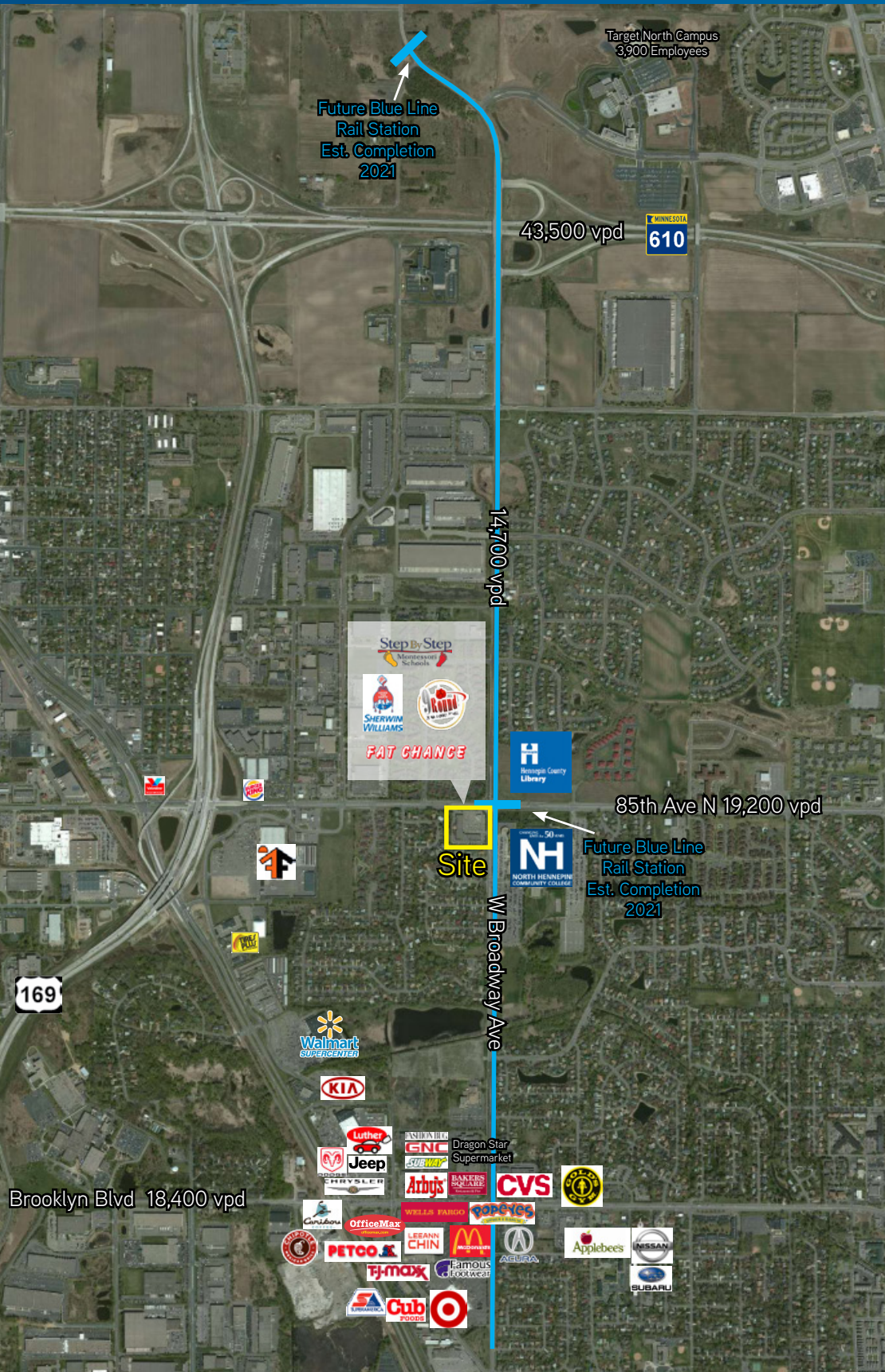
FOR LEASE

1,250 square feet
1,587 square feet
1,816 square feet

CONTACT US

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DEMOGRAPHICS:

Radius	1 Mile	3 Miles	5 Miles
Population	9,037	73,135	203,788
Average HH Income	\$76,098	\$85,607	\$89,515
Daytime Demographics	7,994	62,994	154,644

TRAFFIC COUNTS:

> 85th Ave N: 19,200 vpd

> Broadway Ave: 14,700 vpd

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

AREA TENANTS:

- > Target
- > Burger King
- > GNC
- > Walmart
- > Leeann Chin
- > McDonald's
- > SA
- > Tire's Plus
- > Cub Foods
- > Chipotle
- > Petco
- > Arby's
- > Menards
- > Caribou Coffee
- > Fashion Bug
- > Rainbow Foods
- > Fleet Farm
- > TJ Maxx
- > Subway
- > Famous Footwear
- > Baker's Square

2018 EST. CAM & REAL ESTATE TAX:

\$3.55 per square foot - CAM

\$2.98 per square foot - tax

\$0.14 per square foot - insurance

\$6.67 total per square foot

HIGHLIGHTS:

Dense area with strong daytime population.

Site Plan

