

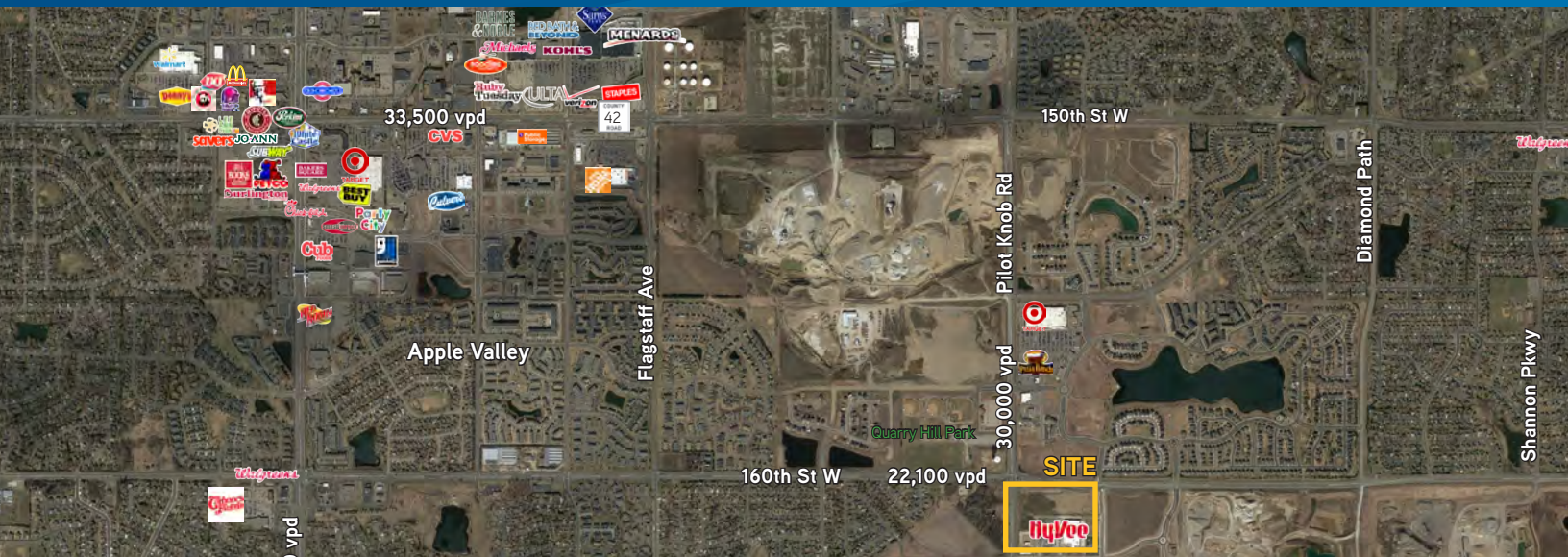
FOR SALE > RETAIL DEVELOPMENT SITE

WELSH

PARTNER X TEAM  
INTERNATIONAL

# Hy-Vee Outlots - Lakeville, MN

SEQ 160TH ST W AND PILOT KNOB RD, LAKEVILLE, MN



## 2.97 Acres Available For Sale



## Contact Me

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# Site Information

- **Location** SEQ 160th St W and Pilot Knob Rd, Lakeville, MN
- **Description** Retail and Outlot Opportunities Adjacent to New Hy-Vee
- **Center Retail GLA** Approximately 175,000 SF

## AVAILABLE:

2,000 - 45,000 SF

DEMOGRAPHICS:	3 Mile	5 Miles	7 Miles
Population	70,700	140,919	244,051
Median HH Income	\$81,277	\$86,035	\$82,208
Average HH Income	\$95,841	\$104,771	\$101,358

## TRAFFIC COUNTS:

- 160th St W: 22,100 vpd
- Pilot Knob Rd: 30,000 vpd

*\* Source: Minnesota Department of Transportation 2013 Study Averages are per day total cars*

## 2015 (EST) EXPENSES:

**Total Estimates** TBD

## AREA TENANTS:

- Baker's Square
- Barnes & Noble
- Bed, Bath & Beyond
- Best Buy
- Burlington Coat Fac.
- Carbone's Pizza
- Chick Fil A
- Chipotle
- Cub Foods
- Culver's
- Dairy Queen
- Denny's
- Goodwill
- Half Price Books
- Home Depot
- JoAnn Fabrics
- KFC
- Kohl's
- LeeAnn Chin
- McDonald's
- Menards
- Michael's
- Noodles and Co.
- Old Chicago
- Panda Express
- Party City
- Perkins
- Petco
- Pizza Ranch
- Red Robin
- Ruby Tuesday
- Sam's Club
- Savers
- Smash Burger
- Staples
- Subway
- Taco Bell
- Target
- Ulta
- Verizon
- Walgreens
- White Castle

## COMMENTS:

Freestanding and in-line outlot opportunities are available in front of a new Hy-Vee grocery store, which opened September 2016. The store is strategically located in the rapidly growing southeast metro and will serve the communities of Lakeville, Apple Valley and Rosemount. This strong retail trade area boasts many national and regional retailers, restaurants and other service and office uses. Residential new construction continues a rapid expansion here, with the site offering excellent trade area demographics, traffic volumes, prime visibility and ease of access. Available now.



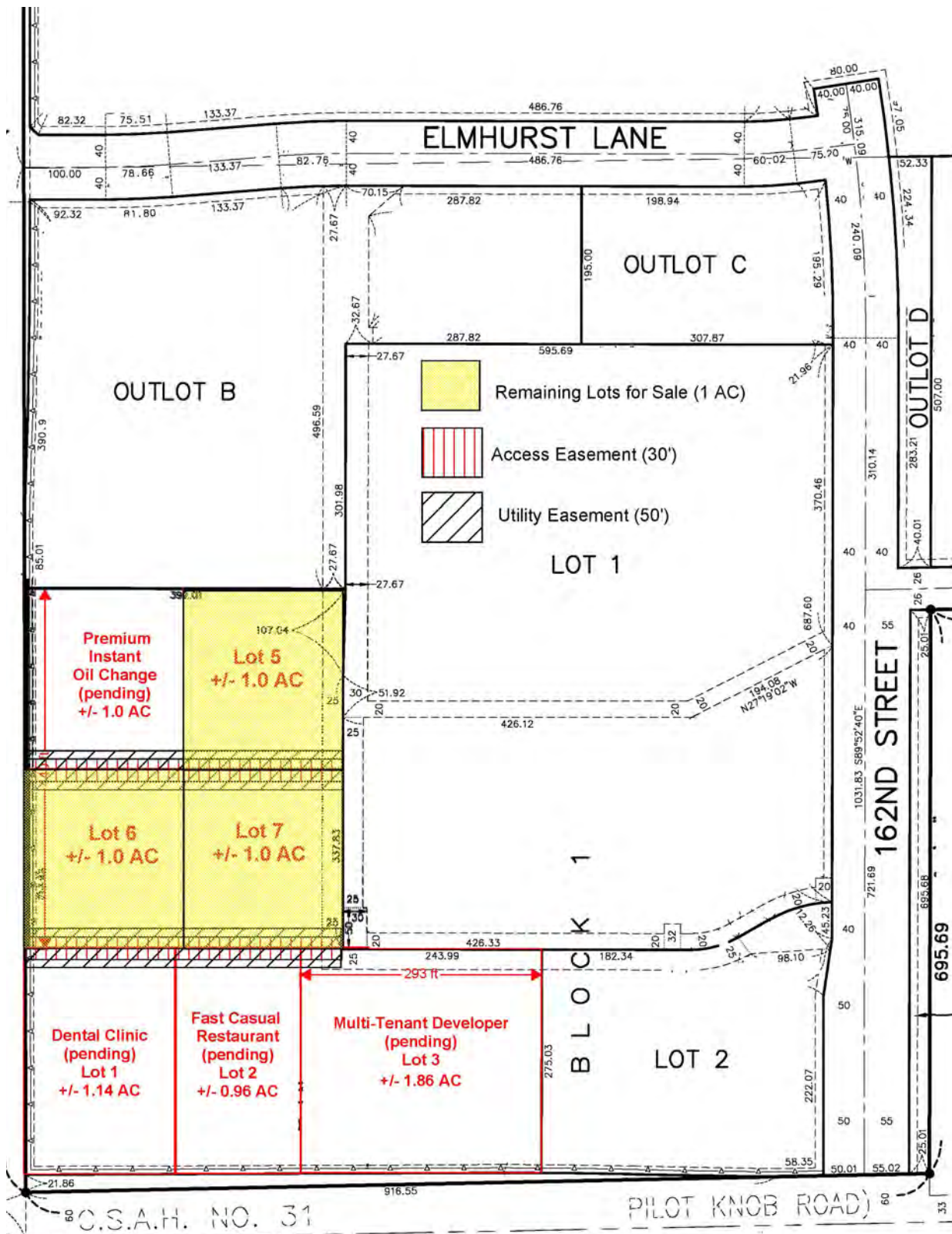
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