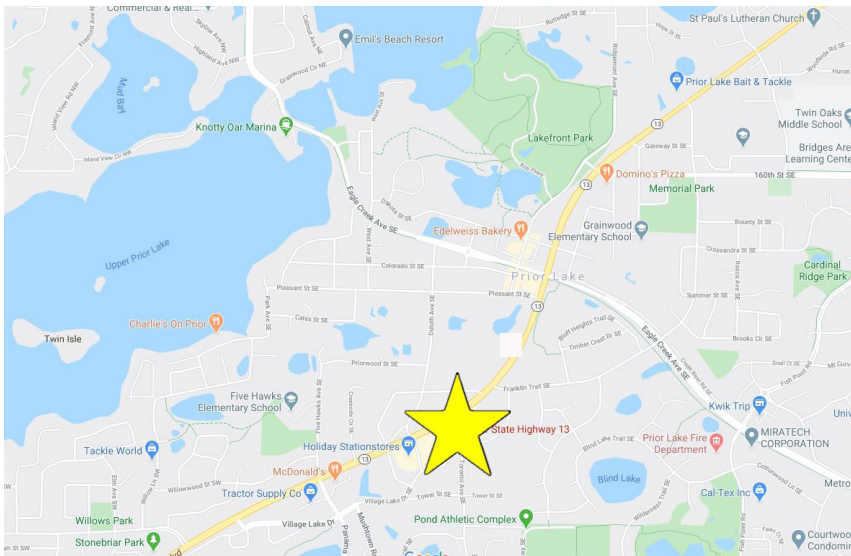


SOUTH LAKE VILLAGE SPACE FOR LEASE

Retail Center | Office Suites



FLAGSHIP LOCATION FOR AREA RETAIL BUSINESS



The South Lake Village retail and office center is anchored by Lunds & Byerly's with prime frontage along Highway 13 at Duluth Avenue in Prior Lake's central business district.

PROPERTY DETAILS

- Address:** 16731 Highway 13 South
Prior Lake, MN 55372
- SF Available:** 1,008 - 2,016 SF available now
- Lease Rates:** \$12 - \$22 psf
- RE Taxes:** \$3.70 psf
- CAM:** \$3.32 psf

SOUTH LAKE VILLAGE SPACE FOR LEASE

Retail Center | Office Suites



DETAILS

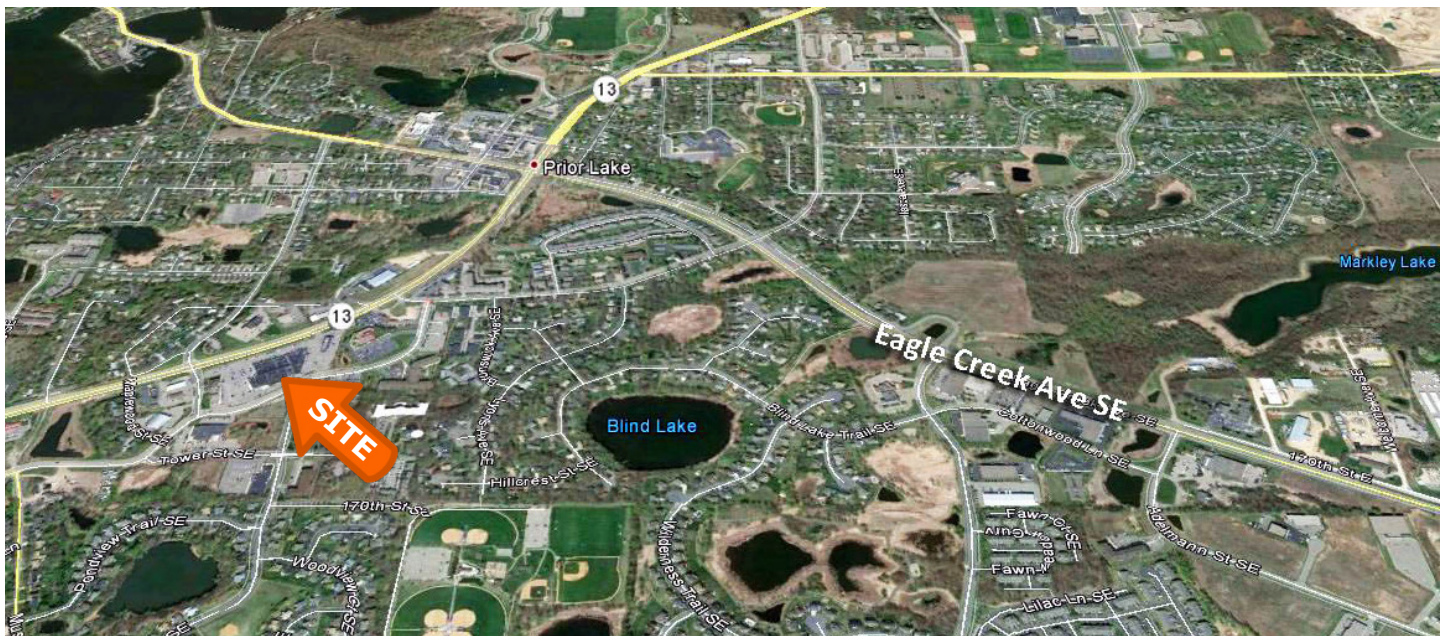
Interior office space is available in this 71,000 SF center. Current center tenants include Lunds & Byerly's, Village Liquors, T.J. Hooligan's, Fantastic Sam's, Snap Fitness and Michael's Cycles. Other nearby businesses include Velishek Auto Sales, The Pointe Bar & Grill, a U.S. post office and New Market Bank.

DEMOGRAPHICS

	1 mile	3 miles	5 miles
Population	5,598	28,275	61,721
Total Households	2,268	10,299	21,319
Average HH Income	\$102,188	\$123,738	\$131,458
Daytime Population	1,950	16,544	30,259

Traffic Counts (MNDOT, 2009) Highway 13 17,000+ vehicles per day (along Franklin Trail)

AERIAL MAP

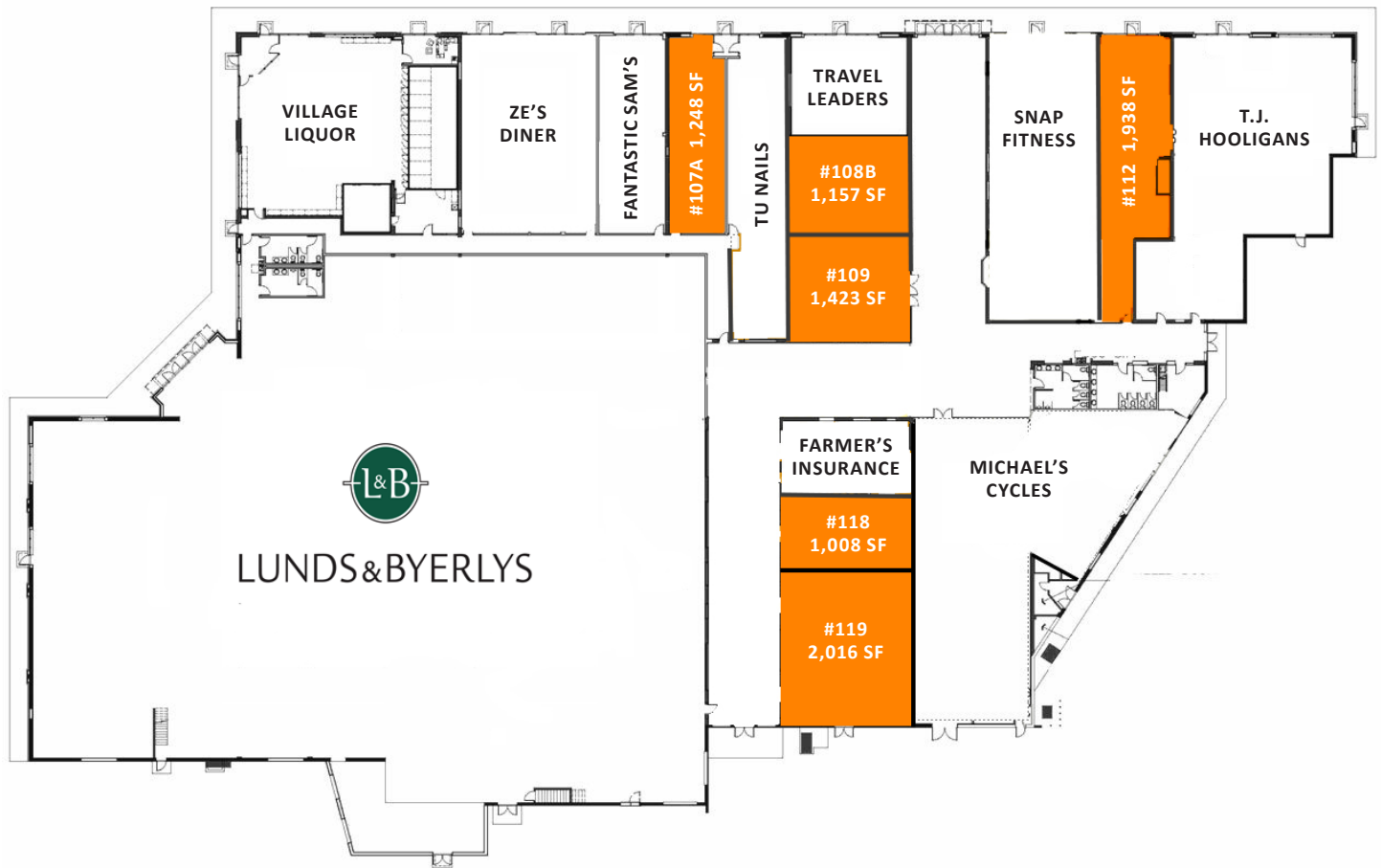


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AVAILABLE SPACE

Multiple office suites available from 1,008 to 2,016 consecutive SF.



CONTACT:

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SOUTH LAKE VILLAGE RENDERING



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