

Retail For Lease

Park Place on France

10700-10760 S France Ave Bloomington, MN

Colliers

Accelerating success.



Nathan Karrick

Associate Vice President
+1 952 897 7722
nathan.karrick@colliers.com

1600 Utica Ave S, Suite 300
Minneapolis, MN 55416
+1 952 897 7700
colliers.com

Property Highlights

- 950 - 5,320 SF available
- Located at fully signalized intersection on France Ave S & W Old Shakopee Road
- Highly visible to over 36,000 vehicles each day
- Cotenants include: Willy McCoys, Pacific Dental, T-Mobile and more
- Shadow anchored by Walgreens and Cub Foods
- Close proximity to three schools with over 2,800 students
- Adjacent 42 unit affordable apartments opened March 2020

Description

Convenience/Strip Center

Building Size

19,607 SF

Available

Suite 110: 1,270 SF

Suite 112: 1,200 SF

Suite 114: 950 SF

Suite 116: 1,900 SF - Available with 60 day notice

Suites 110-116: 5,320 SF

Suites 112 & 114 combined: 2,150 SF

Suites 112-116 combined: 4,050 SF

2025 Expenses

\$16.47 PSF - Total

Traffic Count

W Old Shakopee Road: 24,200 vehicles per day

France Ave S: 12,400 vehicles per day

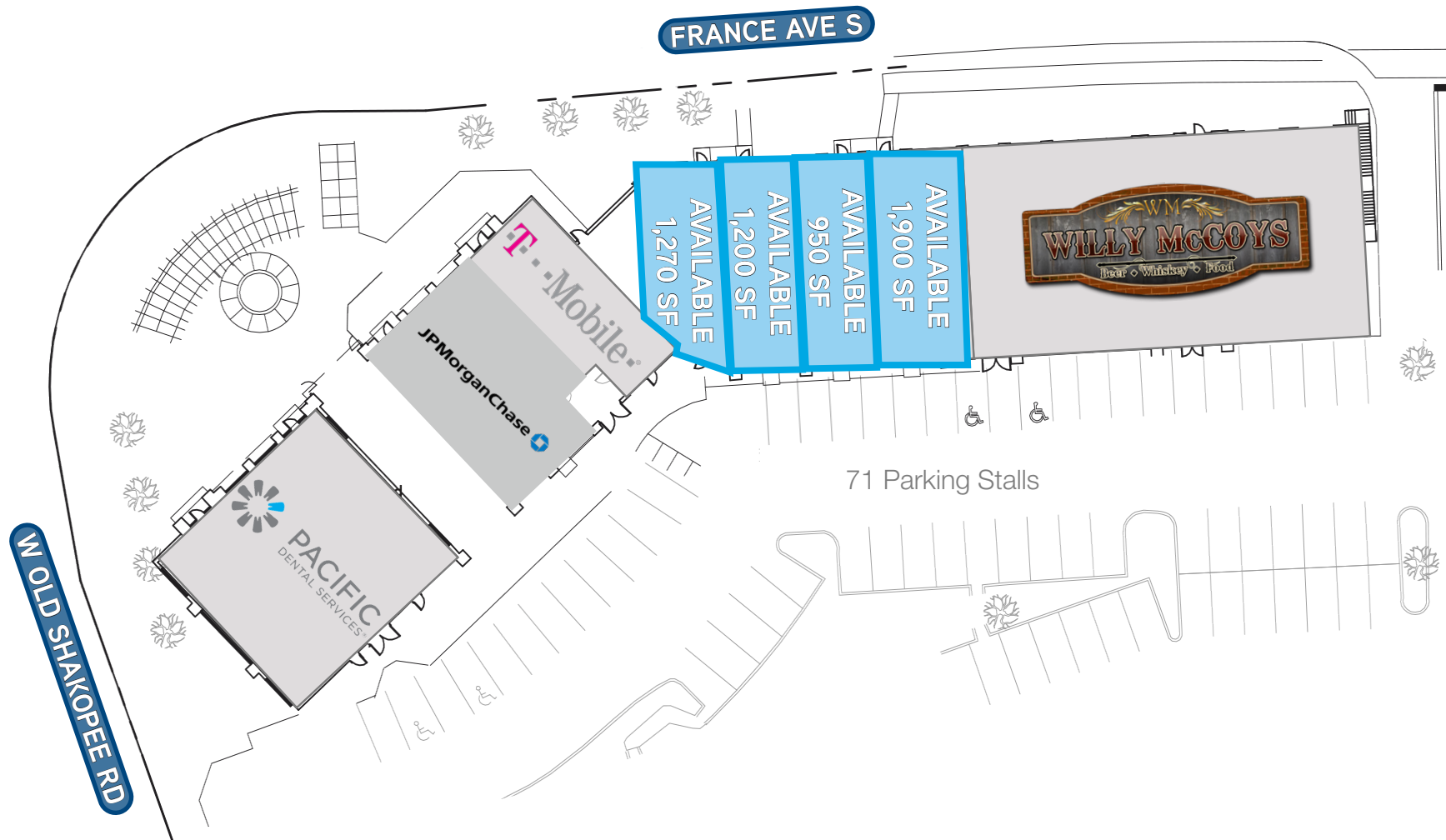
Area Tenants



Demographics

Radius	1 MILE	3 MILE	5 MILE
Population	10,913	54,491	189,639
Median HH Income	\$99,301	\$86,368	\$87,007
Average HH Income	\$122,911	\$118,513	\$119,511

Site Plan





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