WAYZATA VILLAGE SHOPS

812-864 LAKE ST E | WAYZATA, MN

Prepared By

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PROPERTY OVERVIEW

- Rare opportunities in very tight market
- Extremely high income
- One of the few retail properties with abundant off street parking
- Historical strong retail node

BUILDING INFORMATION

Address	812 - 864 Lake St E Wayzata, MN 55391
Year Built	1964
Available	Unit B105 B: 1,195 SF Unit B105 C: 1,800 SF
Asking Rent Rate	Negotiable

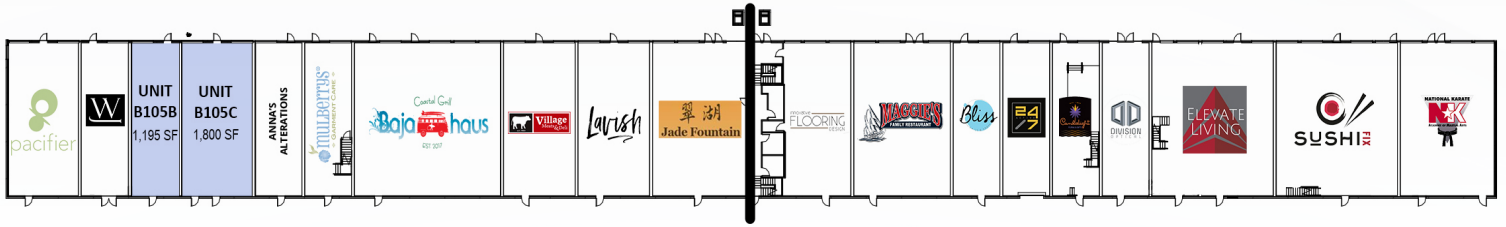




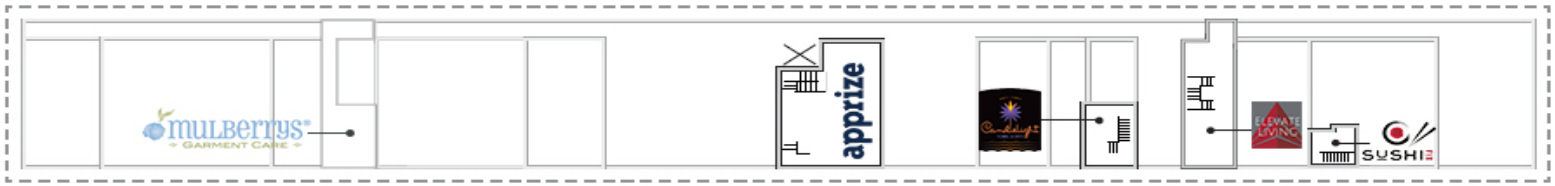


FLOOR PLAN

Ground



Level 2



THE PICTURESQUE LAKESIDE

Lakeside Luxury Meets Urban Opportunity

Nestled on the shores of iconic Lake Minnetonka, Wayzata offers unmatched access to natural beauty and recreation. At its heart lies the Panoway on Wayzata Bay—a vibrant, multi-phase development with scenic trails, green spaces, and waterfront enhancements. As one of Minneapolis's most affluent submarkets, Wayzata boasts household incomes more than twice the national average. Its strategic location within the Twin Cities metro connects it to a diverse, resilient economy supported by major industries like finance, manufacturing, and transportation. With Minneapolis-St. Paul leading the nation in Fortune 500 companies per capita, Wayzata benefits from strong regional business growth. The local commercial market reflects this strength, with over 90% occupancy and rental rates exceeding nearby premium areas by $10–$15 per square foot.



BY THE NUMBERS

70
Walk Score

6,111 VPD
Traffic Counts

102,772
Current Population
(5 mile radius)

95,673
Daytime Population
(5 mile radius)

$194,372
Average Household Income
(5 mile radius)

43,316
Households
(5 mile radius)

PROPERTY AERIAL



ASANA PARTNERS | Colliers

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