

RETAIL FOR LEASE

COTTAGE GROVE PLAZA

NEQ Highway 61 & Jamaica Ave | Cottage Grove, MN 55106



TRANSWESTERN

REAL ESTATE
SERVICES



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Full property information @ cottagegroveplaza.com

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OVERVIEW



PROPERTY INFORMATION

- Location: 8711 E Point Douglas Rd S | Cottage Grove
- Description: Target-anchored retail center
- Retail GLA: 29,417 sf
- Parking: 180 spaces



AVAILABLE

- 1,100 sf | Suite 108

ASKING RATES

- Negotiable
- \$10.50 psf 2023 est. CAM/Tax



DEMOGRAPHICS

Radius:	1 Mile	3 Mile	5 Mile
Population	5,883	38,653	61,320
Daytime Population	5,638	28,570	44,780
Average HH Income	\$116,071	\$130,091	\$139,787
Median HH Income	\$100,612	\$105,494	\$110,084

** Sources: ESRI 2022 est & MN Dept of Transportation 2019 Study avgs are per day total cars*



COMMENTS

- Great visibility from Highway 61
- High traffic regional center with diverse and return-customer tenant mix that provides long-term stability
- Adjacent to newly renovated Target, newly opened Orange Theory Fitness, as well as Menards, Walmart, Cub Foods and Aldi

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TRAFFIC COUNTS

- 20,500 vpd on Jamaica Ave S
- 24,300 vpd on Highway 61

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OVERALL SITE PLAN

Cottage Grove Plaza



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COTTAGE GROVE TRADE AREA



REALTY
RESOURCES
MEMBER

Cottage Grove Plaza



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