



RETAIL | FOR LEASE PRAIRIE COURT

16352-16390 Wagner Way | Eden Prairie, MN



TRANSWESTERN
REAL ESTATE
SERVICES

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PRAIRIE COURT SUMMARY



PROPERTY INFORMATION

LOCATION: 16352-16390 Wagner Way
Eden Prairie, MN 55344

BUILDING GLA: 30,926 sf

YEAR BUILT: 1989

AVAILABLE

1,464 SF Former restaurant space

1,100 SF Former dog groomer

2026 EST CAM/TAX

\$12.50 psf

TRAFFIC COUNTS

15,447 VPD on Eden Prairie Rd

41,994 VPD on HWY 5

DEMOGRAPHICS

RADIUS	1 MILE	3 MILE	5 MILE
POPULATION	58,975	132,267	256,721
MEDIAN HH INCOME	\$114,842	\$111,796	\$104,938
AVERAGE HH INCOME	\$119,077	\$114,208	\$107,627

* Sources: ESRI 2022/25 est & MN Dept of Transportation 2025 Study avgs are per day total cars

CONTACT

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COMMENTS

Located near the intersection of W 78th St and Eden Prairie Rd, this site offers excellent visibility and access in one of the area's most active retail corridors. Surrounded by strong daily traffic drivers and positioned within a high-income trade area, the property benefits from steady traffic volume and consistent consumer demand, making it a prime opportunity for retail and service users.

CENTER TENANTS



AREA TENANTS

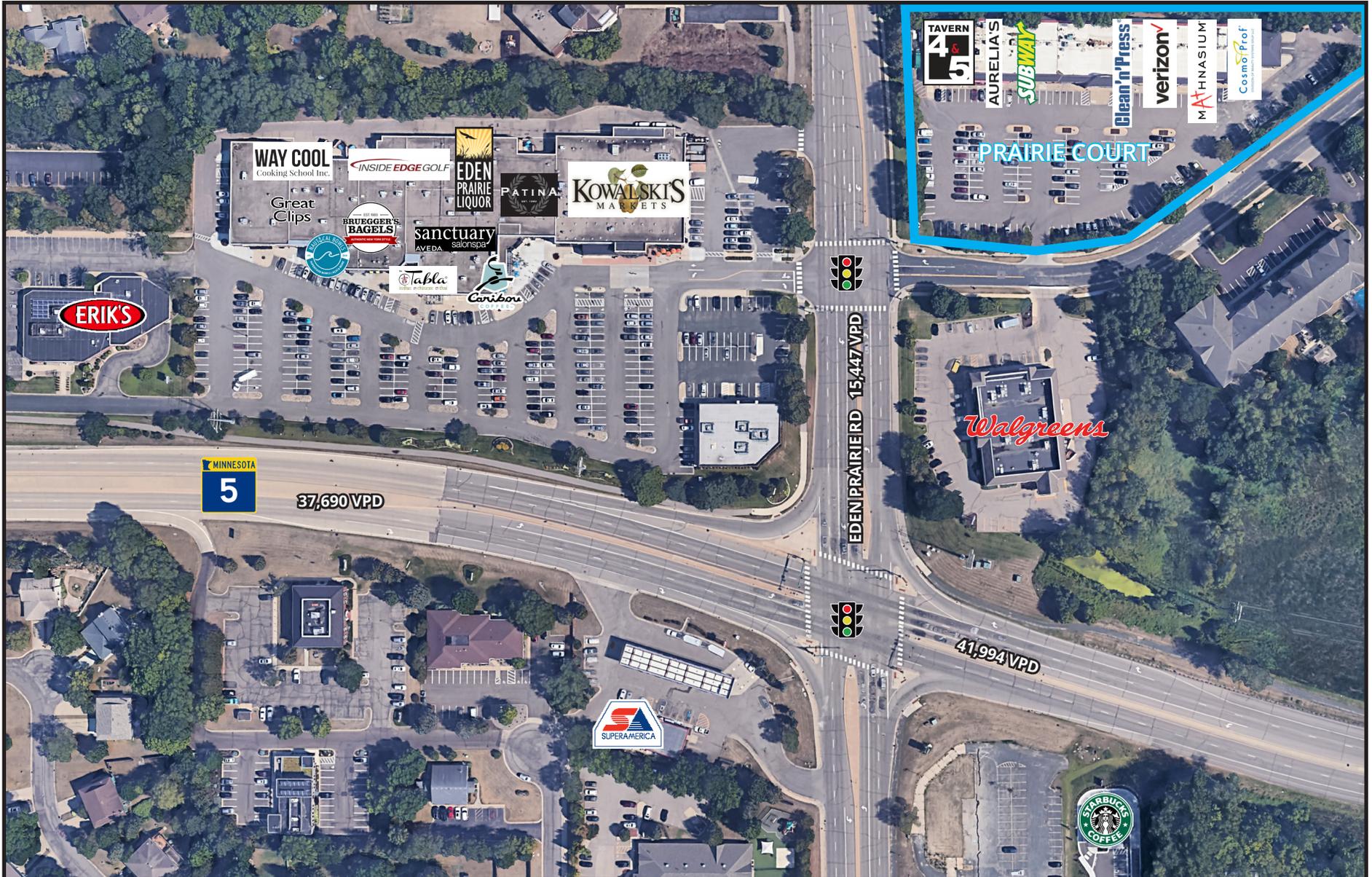


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EDEN PRAIRIE AERIAL



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