



OAK PARK COMMONS

7420-7430 80th Street South, Cottage Grove, MN 55016



AVAILABILITY

Building 7430 | Suite 102 | 1,200 SF

1st Floor in-line space

Building 7430 | Suite 105 | 1,800 SF

End cap retail with outdoor patio space

Building 7420 | Suite 102 | 850 SF

1st Floor in-line space

Building 7420 | Suite 200 | 1,593 SF

2nd Floor Office

Building 7420 | Suite 203 | 2,211 SF

2nd Floor Office

HIGHLIGHTS

- Easy access to Hwy 61
- Neighboring tenants include Park Dental, All State, Great Clips, H&R Block, and Edward Jones
- Signage available
- Highly visible - significant traffic on 80th Street
- Surrounding businesses include Kohl's, Culver's, Starbucks, Caribou Coffee, Huntington Bank, Walgreens, Jimmy John's, Planet Fitness, Petsmart, Chipotle, HyVee, and Dairy Queen



Derrick Jensen

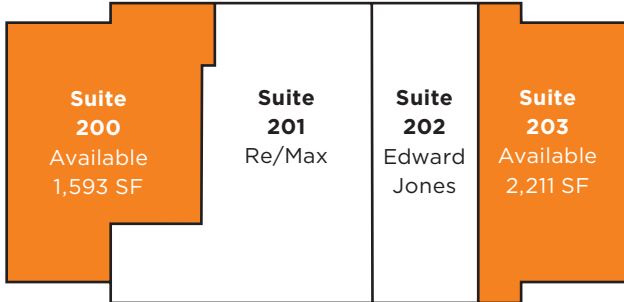
2550 University Ave. W. #305-S

St. Paul, MN 55114

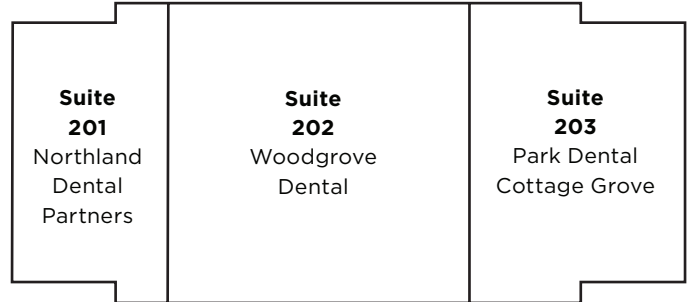
651-209-9628 | Derrick@Suntide.com

7420-7430 80th Street South, Cottage Grove, MN 55016

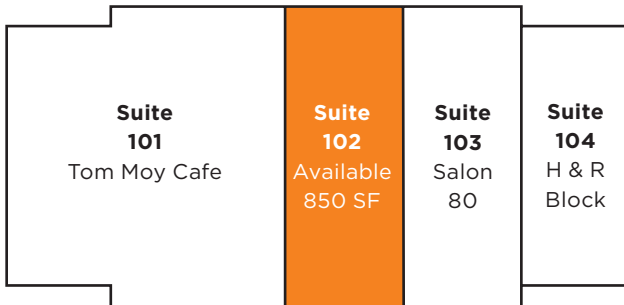
BUILDING 7420, 2ND FLOOR



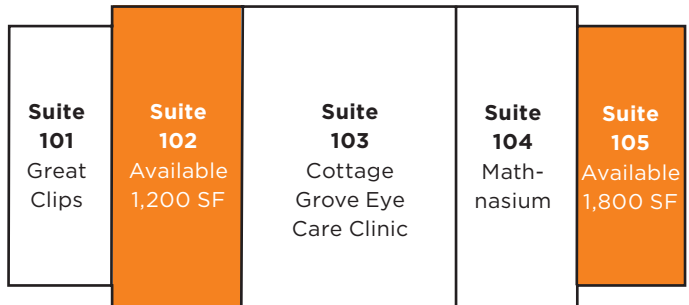
BUILDING 7430, 2ND FLOOR



BUILDING 7420, 1ST FLOOR



BUILDING 7430, 1ST FLOOR



Derrick Jensen
2550 University Ave. W. #305-S
St. Paul, MN 55114
651-209-9628 | Derrick@Suntide.com

7420-7430 80th Street South, Cottage Grove, MN 55016

NEARBY RETAIL



DEMOGRAPHICS

POPULATION

Distance	Male	Female	Total
1-Mile	2,710	2,823	5,533
3-Mile	18,455	18,585	37,040
5-Mile	25,123	25,268	50,391

AVERAGE HOUSEHOLD INCOME

Distance	1-Mile	3-Mile	5-Mile
	\$77,180.29	\$84,349.24	\$78,390.84

TRAFFIC COUNTS

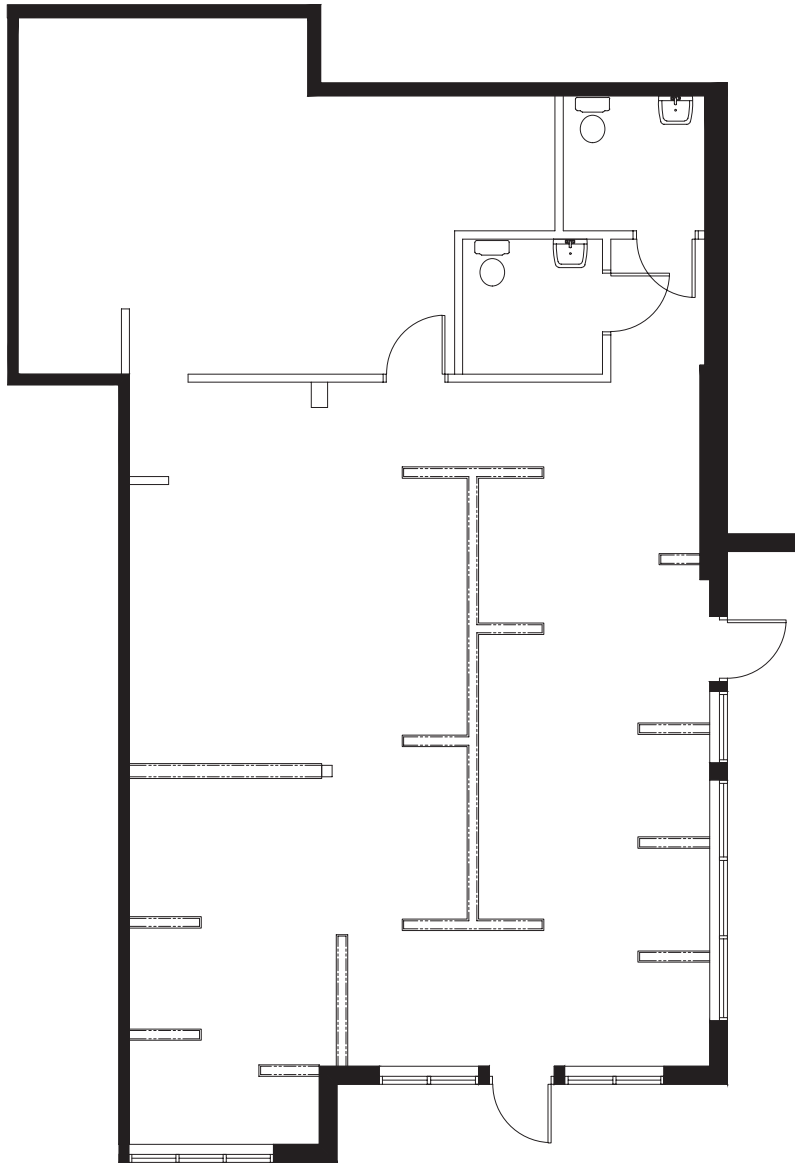
80th St. South	24,100 vpd (2025)
East Point Douglas Rd.	9,300 vpd (2025)
Hardwood Ave. S.	8,600 vpd (2025)



Derrick Jensen
2550 University Ave. W. #305-S
St. Paul, MN 55114
651-209-9628 | Derrick@Suntide.com

7420-7430 80th Street South, Cottage Grove, MN 55016

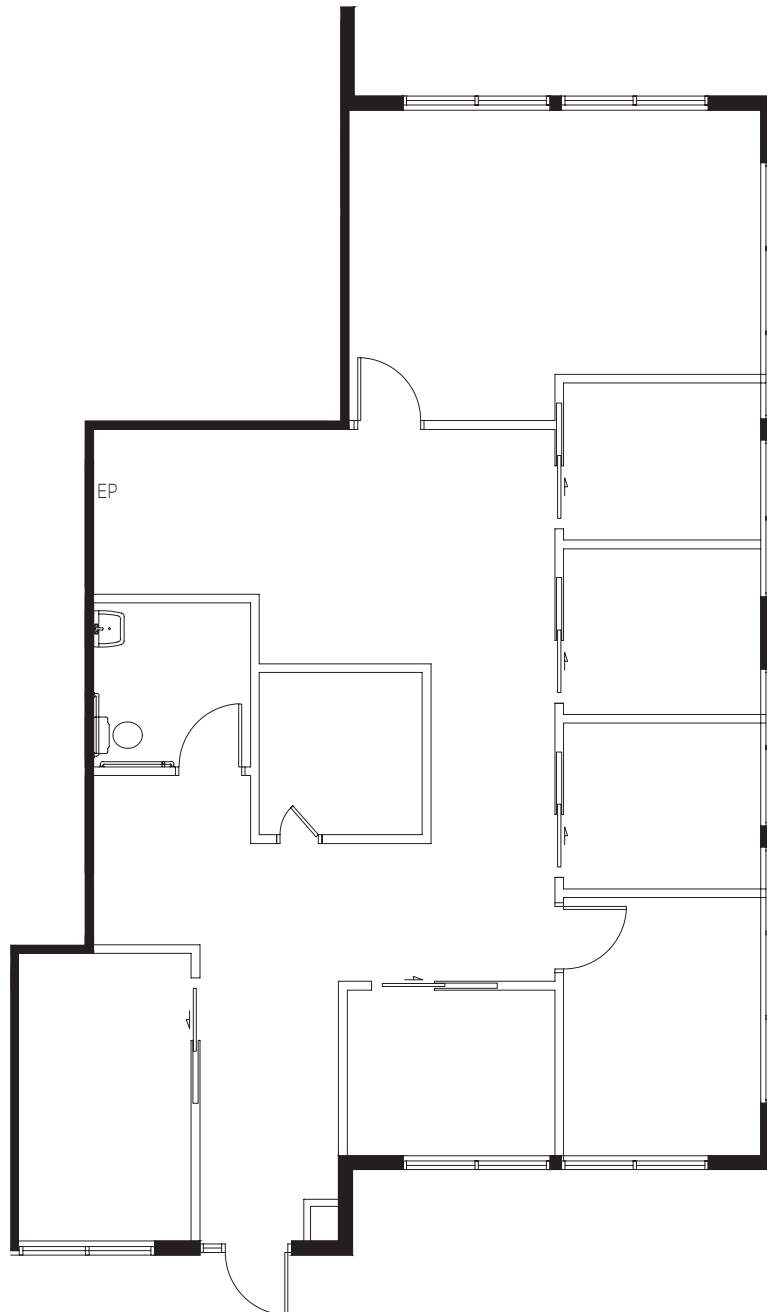
SUITE 105



Derrick Jensen
2550 University Ave. W. #305-S
St. Paul, MN 55114
651-209-9628 | Derrick@Suntide.com

7420-7430 80th Street South, Cottage Grove, MN 55016

SUITE 200



Derrick Jensen
2550 University Ave. W. #305-S
St. Paul, MN 55114
651-209-9628 | Derrick@Suntide.com

SUITE 203

