



Hardees - Sleepy Eye MN

320 Main St W
Sleepy Eye, Minnesota 56085

Property Highlights

- Owner/User commercial property for sale
- Freestanding former Hardee's restaurant
- Drive-thru capable QSR / fast casual / coffee opportunity
- Excellent fit for restaurant, retail, service, or adaptive reuse
- Strong curb appeal, visibility, and access
- Efficient footprint suitable for rebrand or remodel
- Ideal for regional operators and multi-unit expansion
- Positioned in the Sleepy Eye / Brown County trade area
- Supports single-site ownership or portfolio growth strategy

Offering Summary

| | |
|----------------|-----------|
| Sale Price: | \$399,900 |
| Building Size: | 3,917 SF |
| Lot Size: | 20,872 SF |

Demographics 1 Mile 5 Miles 10 Miles

| | | | |
|-------------------|----------|----------|----------|
| Total Households | 1,431 | 1,748 | 2,616 |
| Total Population | 3,358 | 4,106 | 6,146 |
| Average HH Income | \$82,659 | \$85,898 | \$92,120 |

For More Information

Dan Sprague

O: 507 380 2718
dan@nainorthstar.com | MN #40809388

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1400 Madison Avenue, Suite 730
Mankato, MN 56001
507 995 5392 tel
nainorthstar.com



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For Sale

3,917 SF | \$399,900

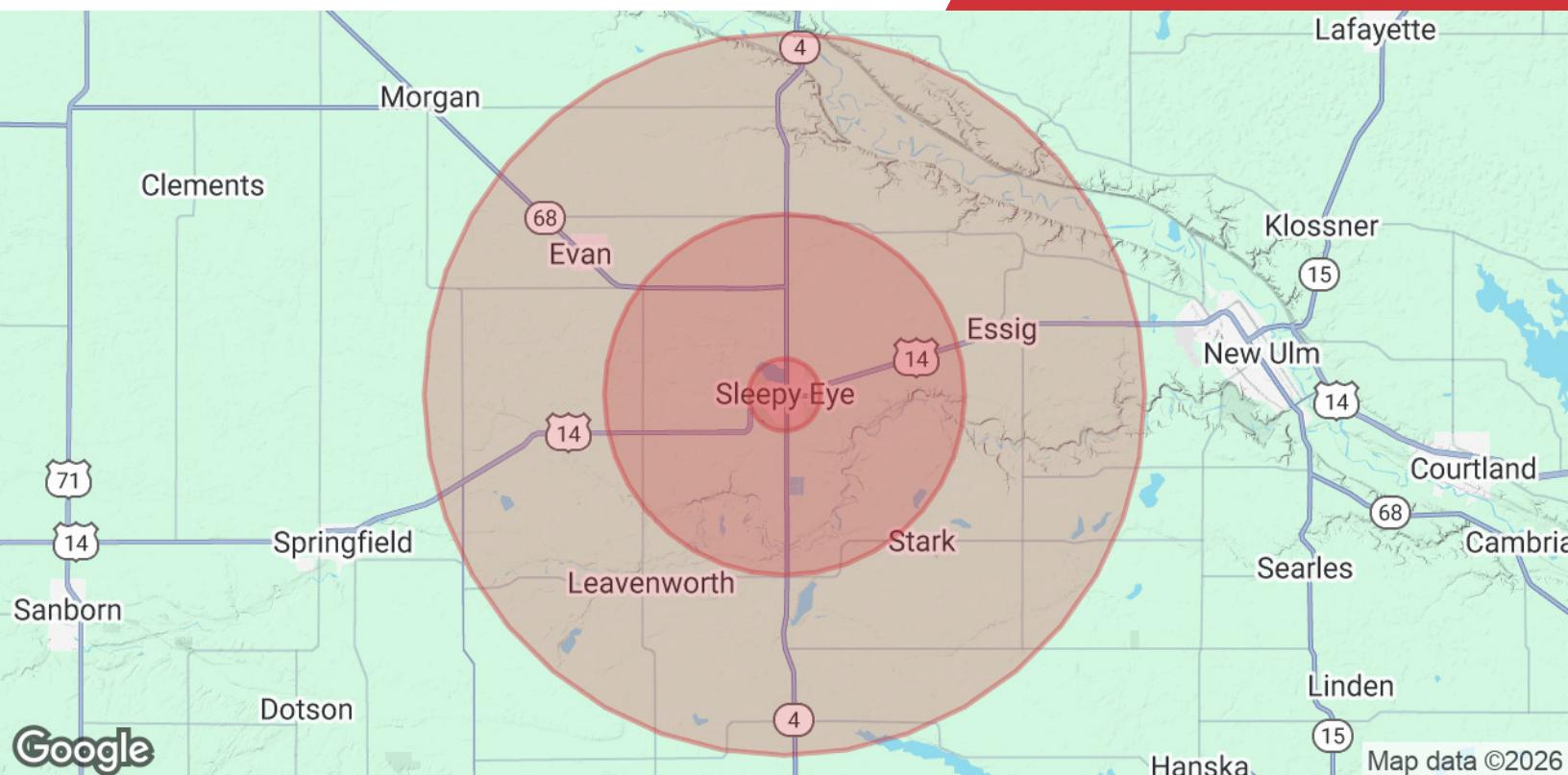
Retail Space



Map data ©2026 Imagery ©2026 Airbus, CNES / Airbus, Maxar Technologies, USDA/FPAC/GEO

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Population

| | 1 Mile | 5 Miles | 10 Miles |
|----------------------|--------|---------|----------|
| Total Population | 3,358 | 4,106 | 6,146 |
| Average Age | 43 | 44 | 45 |
| Average Age (Male) | 41 | 42 | 43 |
| Average Age (Female) | 45 | 45 | 46 |

Households & Income

| | 1 Mile | 5 Miles | 10 Miles |
|---------------------|-----------|-----------|-----------|
| Total Households | 1,431 | 1,748 | 2,616 |
| # of Persons per HH | 2.3 | 2.3 | 2.3 |
| Average HH Income | \$82,659 | \$85,898 | \$92,120 |
| Average House Value | \$192,102 | \$204,819 | \$237,438 |

Demographics data derived from AlphaMap

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Dan Sprague

Agent

dan@nainorthstar.com

Direct: **507.380.2718** | Cell: **507.380.2718**

MN #40809388

Professional Background

Dan Sprague has been a Commercial Agent for two years after building his financial and real estate portfolio. Getting his start in single family and college housing rentals, Dan has quickly grown his portfolio to 200+ units in the Greater Mankato Area. Dan was also a mortgage lender for Wells Fargo for nearly 15 years, he also has a deep understanding of financial analysis and deal underwriting. His most recent project is developing shop condos in the Greater Mankato and Fairmont areas.

When Dan isn't managing his properties or helping Landlords and tenants, he can be found fishing on Lake Madison with his wife and three beautiful children. Dan is also a fan of college hockey and loves cheering on the Minnesota State Mavericks.

NAI North Star
1400 Madison Avenue Suite 730
Mankato, MN 56001
507.995.5392

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