



Retail Space for Lease

1714 Bunker Lake Blvd
Andover, MN 55304

AVAILABLE SPACE

- Great location on Bunker Lake Blvd and just off Hanson Blvd
- 1,648 RSF available for lease
- Former fitness studio with additional plumbing
- Great window lines with natural light
- Building signage available
- Abundant parking

AREA AMENITIES

- Growing Area with strong demographics
- Close proximity to strong national retailers – Target & Walmart



PROPERTY DETAILS

Lease Rate: Negotiable
Estimated CAM/Tax: \$8.85 PSF 2026)

FOR MORE INFORMATION, CONTACT

Richard Lee

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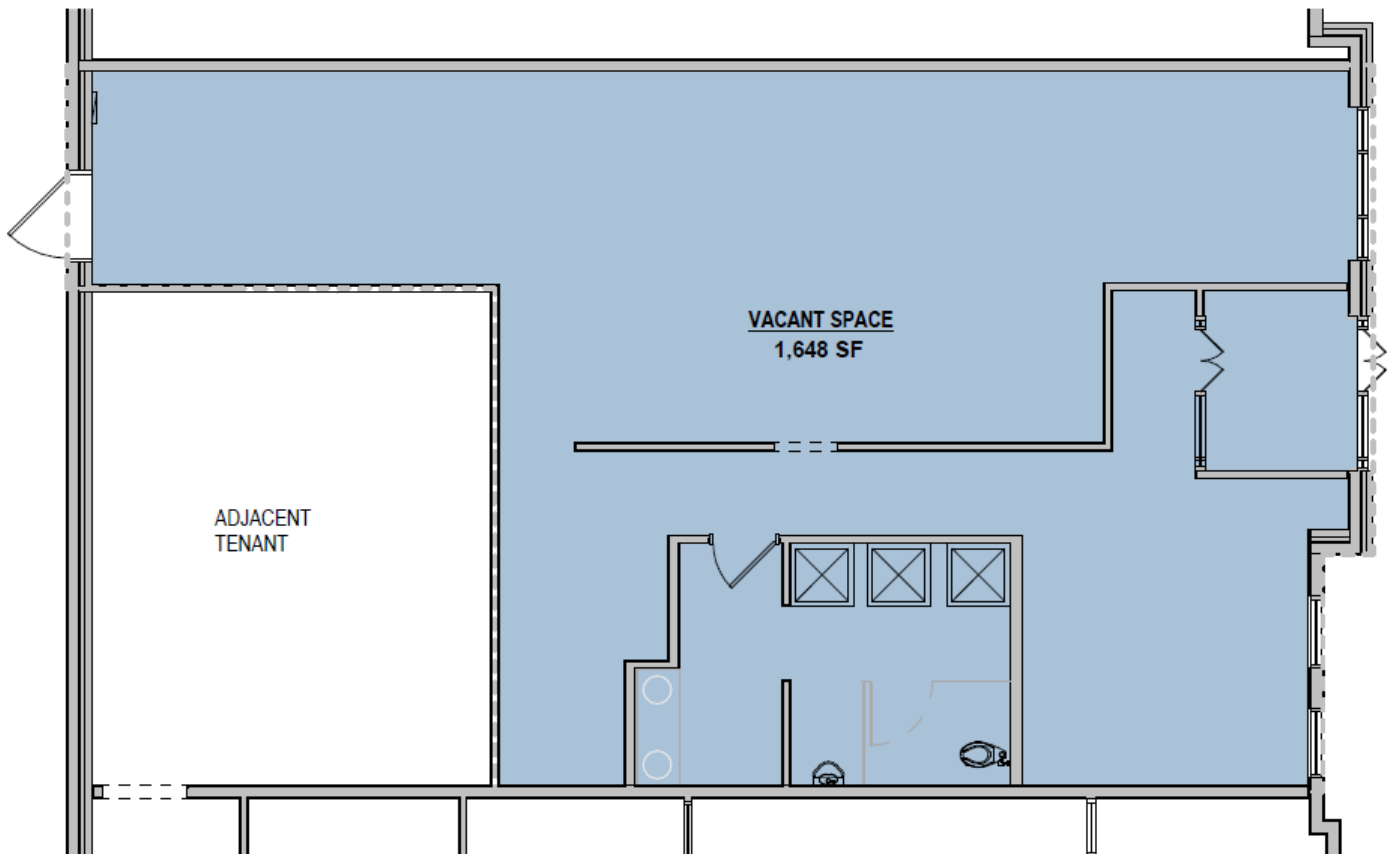
PREMIER
COMMERCIAL
PROPERTIES

FOR LEASE

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① **LEASE EXHIBIT**
1/8" = 1'-0"



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Trade Area Demographics - Source Esri 2024		
1 Mile	3 Mile	5 Miles
\$140,901	\$131,953	\$118,331
Est. Avg. Income	Est. Avg. Income	Est. Avg. Income
7,160	54,082	157,524
Est. Population	Est. Population	Est. Population
2,411	19,185	50,240
Est. Households	Est. Households	Est. Households