

FOR LEASE

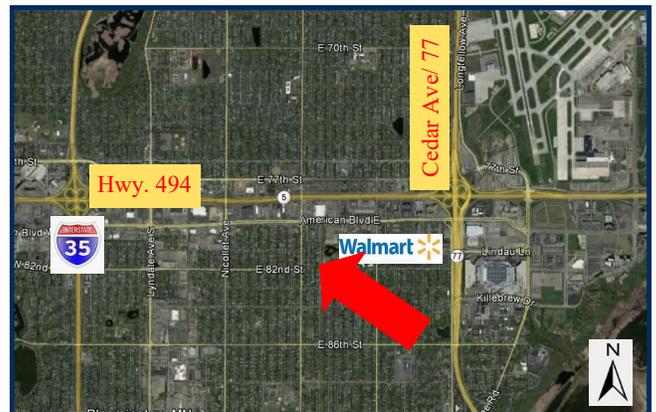
LAST SPACE — 5,000SF

Village Square Shopping Center
7838 Portland Avenue South
BLOOMINGTON, MINNESOTA 55420



**LOCATED ON BUSY PORTLAND,
AMERICAN BOULEVARD & HIGHWAY
494. JOIN WALGREEN'S!**

- For Lease: 5,000SF (Inline)
- Current Tenants: Walgreen's, Harbor Freight, Pilgrim Cleaners, Jimmy John's, Toppers Pizza, El Guanaco Bakery & Café and health spa coming soon.
- Adjacent to Bloomington Walmart
- Frontage to Busy Highway 494
- Pylon and Monument Signage Available
- Demographics (2019 Estimates):



	<u>MILE</u>	<u>3 MILES</u>	<u>5 MILES</u>
Population	16,674	88,930	234,585
Average Age	35	39	40
Median HH Income	\$51,082	\$54,203	\$63,944
Average HH Income	\$60,346	\$68,172	\$85,181



DIEHL & PARTNERS
Real Estate Brokerage, Consulting & Development

FOR MORE INFORMATION, CONTACT:
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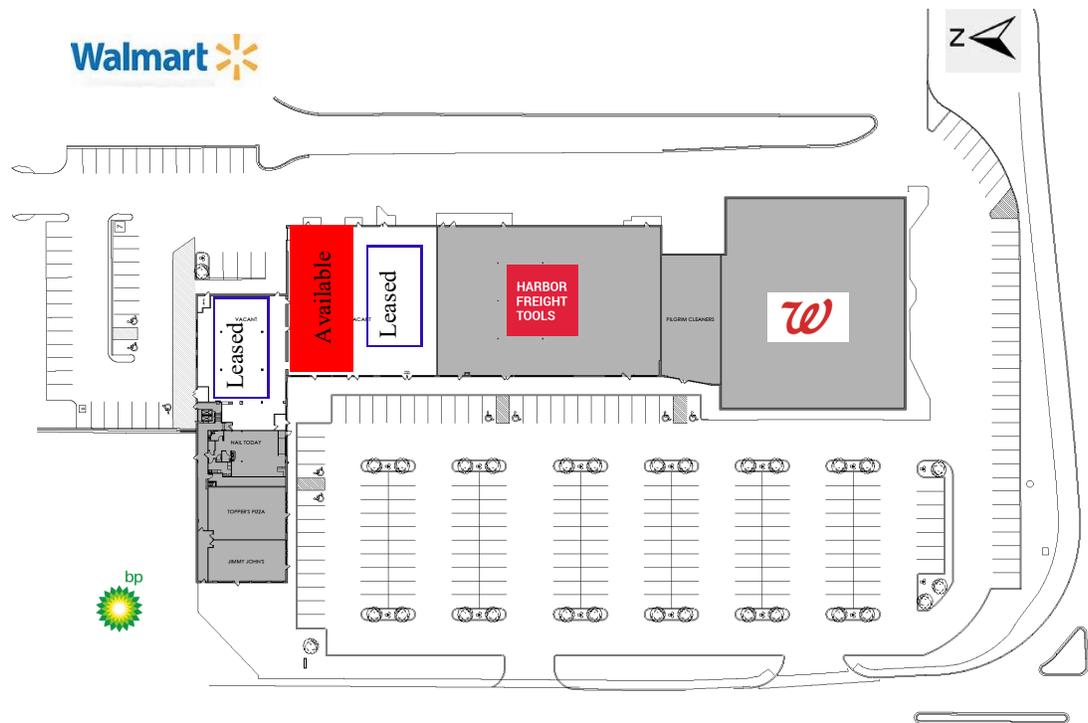
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WEST ELEVATION



SOUTH ELEVATION



SOUTH END ELEVATION



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