The Shoppes at Arbor Lakes

12459 Elm Creek Blvd N, Maple Grove, MN 55369

shoppesatarborlakes.com/leasing

Drone Video

CBRE

About the Property:

NEWLY RENOVATED LIFESTYLE CENTER OFFERING
PREMIER SHOPPING AND DINING

Year Built/Renovated	2003/2019
Gross Leasable Area	391,151 SF
No. of Retailers	65
Parking Stalls	2,983

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Maple Grove:

TOP TIER. TOP GROWTH. TOP RETAIL DESTINATION.

A top-tier market with escalating consumer power.

The Shoppes at Arbor Lakes, Minnesota's first lifestyle center, is located at the epicenter of the Maple Grove retail trade area. It is easily accessible via I-94, I-694 and I-494, providing a regional draw from all parts of the western and northern metro. Maple Grove is one of the premier retail trade areas in the market and is a continuously growing, highly desired real estate location.
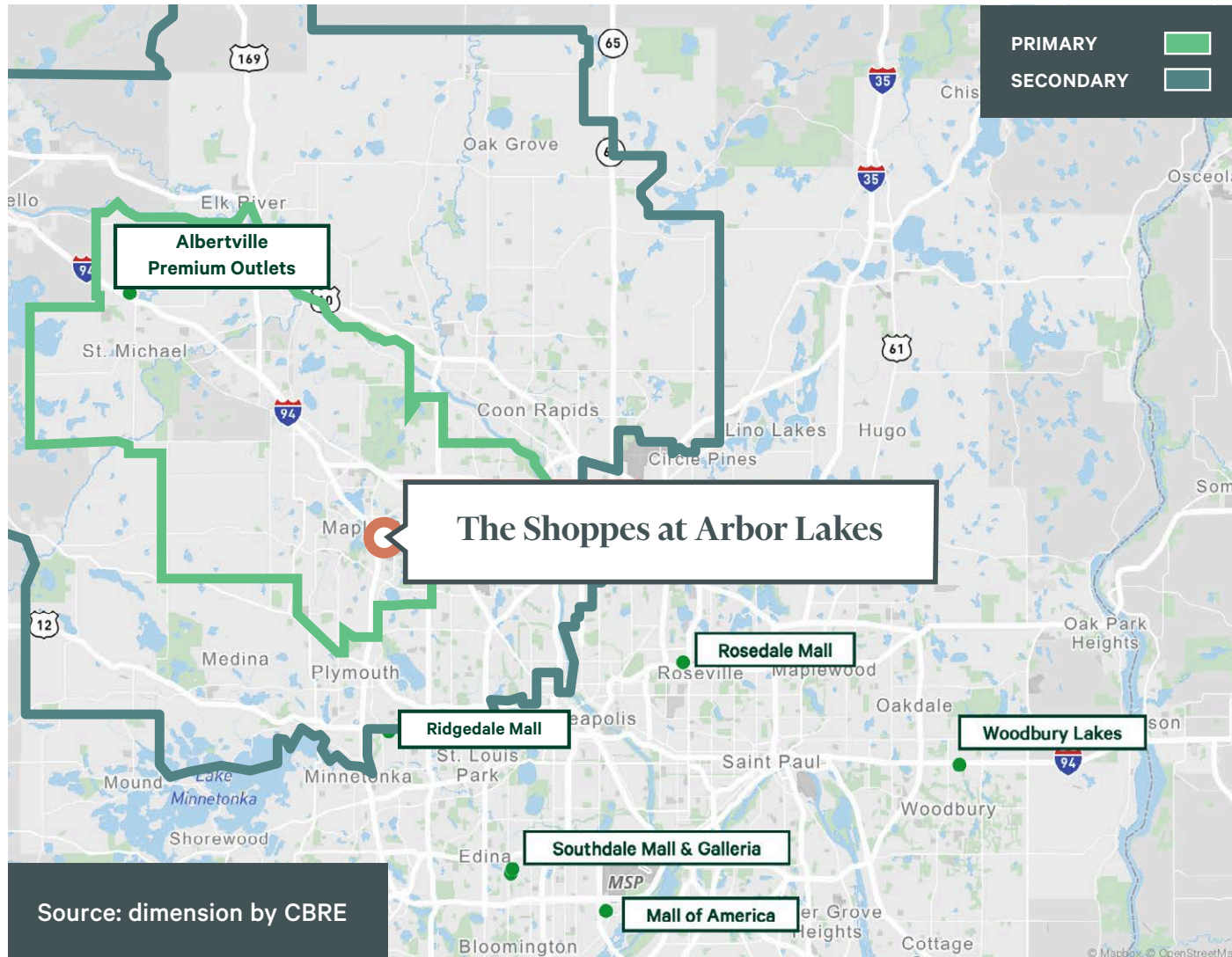
PROPERTY HIGHLIGHTS

– Conveniently located 32 miles from MSP International Airport, 16 miles from Minneapolis, and 26 miles from St. Paul

– Site offers a ±900 car transit center for commuters

– Fifth largest school district in Minnesota with over 20,000 students. The district consists of 17 elementary schools, four junior high schools, and three senior high schools

– Upscale primary trade area with an average household income of $134,941

– Co-tenants include: Whole Foods, Trader Joe's, Pottery Barn, Cost Plus World Market, H&M, White House|Black Market, Biaggi's, Express, Gap, Pittsburgh Blue, Ulta, Shake Shack, Planet Fitness, Cycle Gear, Victoria's Secret, Portillo's and more

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Trade Area

WHY THE SHOPPES AT ARBOR LAKES?

PRIMARY
SECONDARY

Albertville Premium Outlets

The Shoppes at Arbor Lakes

Rosedale Mall

Ridgedale Mall

Woodbury Lakes

Southdale Mall & Galleria

Mall of America

Source: dimension by CBRE

CBRE

Demographics & Shopping Behavior

UNMATCHED BUYING POWER AND A GROWING
POPULATION SET THE SCENE FOR RETAILERS TO THRIVE.

PRIMARY TRADE AREA

Average Income
$134,941

Population
275,070

Daytime Population
100,813

Population Growth Rate (2021-2026):
1.3%

Households:
80,881

Grocery Spend
$7,495

Eating Out
$5,402

Apparel & Services
$3,016

Source: Esri 2023 & dimension by CBRE
*Includes Primary & Secondary Trade Areas

Demographics & Shopping Behavior

15.33% 4A WORKDAY DRIVE

– Median Age: 37

– Affluent, family oriented market with a country flavor

– Households are located in the suburban periphery and are comprised of married couples with children

– Consumers prefer family-oriented purchases and outdoor activities

– 84.9% own their homes - maintenance and upkeep are priorities for these residents

7.45% 6A GREEN ACRES

– Median Age: 43.9

– Active residents whose lifestyle features country living and self-reliance

– Engage in outdoor activities such as fishing, gardening, hiking, and golf

– Residents participate in social organizations and support their communities

– Cautious consumers with a focus on quality and durability

7.27% 7A UP & COMING FAMILIES

– Median Age: 31.4

– Young families working hard to get ahead

– Seek the latest in technology and rely heavily on the Internet

– Leisure activities center around family and sports

– Busy with work and family- looking for time-saving services for everyday tasks

Source: 2023 Esri & dimension by CBRE

Key Tenants

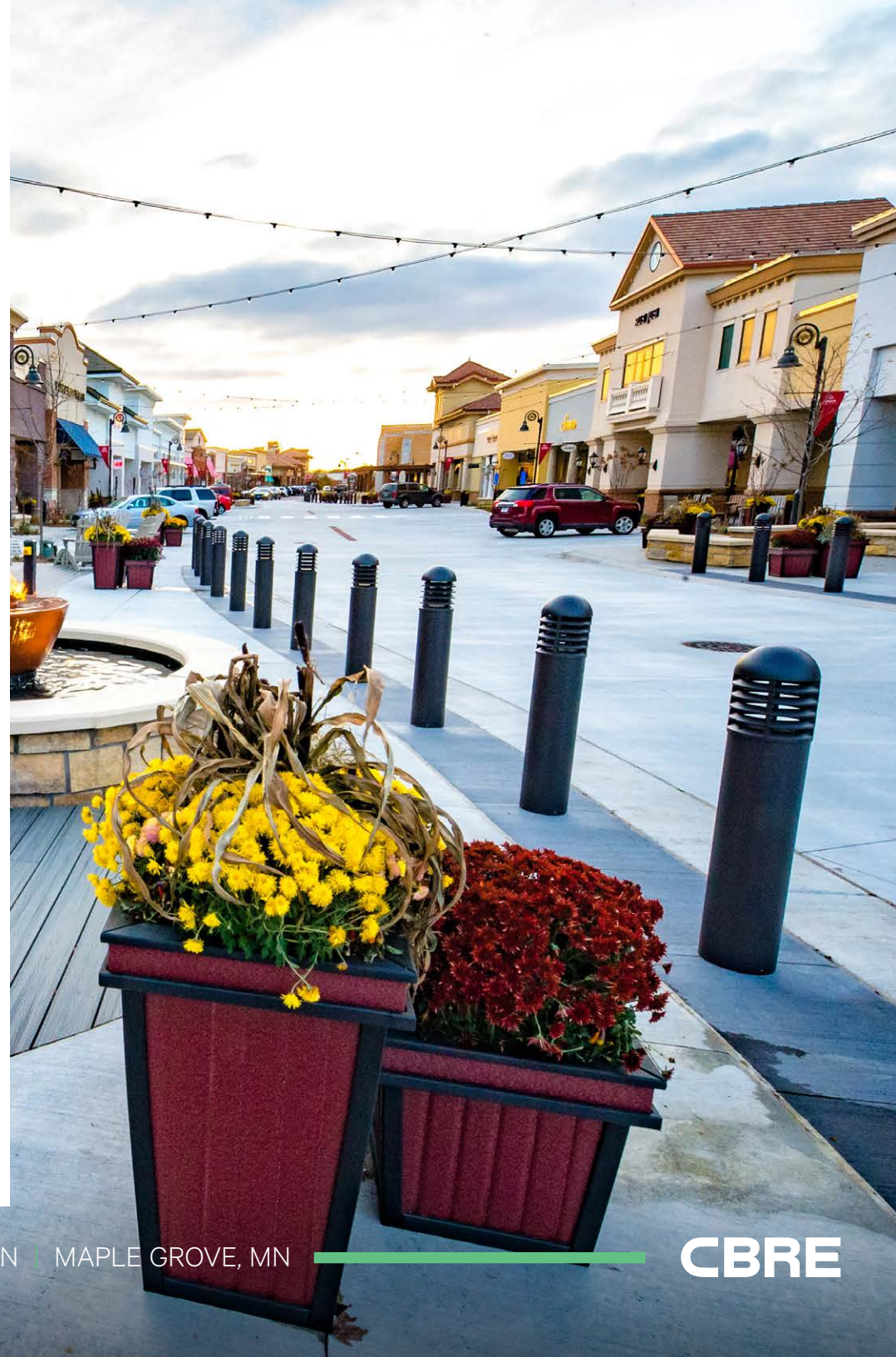## WHY THE SHOPPES AT ARBOR LAKES?

Dining & Food

BIAGGI'S RISTORANTE ITALIANO

P.F. CHANG'S

PITTSBURGH BLUE

PUNCH

KUNG FU TEA

Portillo's

POTBELLY SANDWICH SHOP

SHAKE SHACK

Shopping

ATHLETA

Bath & Body Works

Buckle

CYCLE GEAR

EVEREVE

EXPRESS

GAP

H&M

LANE BRYANT

PACSUN

PotteryBarn

ULTA BEAUTY

VICTORIA'S SECRET

WHITE HOUSE | BLACK MARKET

Everyday Needs

TRADER JOE'S

COST PLUS WORLD MARKET

WHOLE FOODS MARKET

Health & Wellness

WOODHOUSE

planet fitness

restore HYPER WELLNESS

Ideal Image

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