

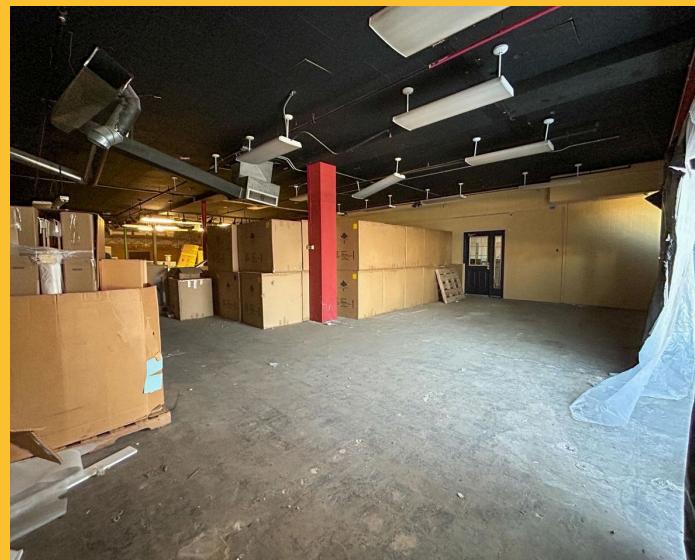


## Versatile Space at Miracle Mile Shopping Center

116 17th Ave NW, Rochester, MN, 55901



- **Lease Rate** \$19 SF
- **CAM / RETAX** \$8.75
- **Leasable Space** 5,035 SF
- **Year Built** 1979
- **Zoning** Commercial



- Prime Visibility: Large display windows and excellent highway visibility make this space a desirable option.
- Convenient Location: Close proximity to St. Mary's Hospital (part of the Mayo Clinic) and located near a major highway, ensuring high traffic.
- Parking & Accessibility: Ample parking and ADA-compliant access.
- Recent Upgrades: A new roof was installed in 2024, and a modern façade update was completed about five years ago.

In a location ready to welcome national companies or small businesses, this space offers incredible potential in one of Rochester's most well-known retail locations.



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LE NAILS

Corner Home Medical

44

36

## Versatile Space at Miracle Mile Shopping Center

36 17th Ave NW, Rochester, MN, 55901



- **Lease Rate** \$19 SF
- **CAM / RETAX** \$8.75
- **Leasable Space** 5,481 SF
- **Year Built** 1979

- Prime Visibility: Large display windows and excellent highway visibility make this space a desirable option.
- Convenient Location: Close proximity to St. Mary's Hospital (part of the Mayo Clinic) and located near a major highway, ensuring high traffic.
- Parking & Accessibility: Ample parking and ADA-compliant access.
- Recent Upgrades: A new roof was installed in 2024, and a modern façade update was completed about five years ago.

In a location ready to welcome national companies or small businesses, this space offers incredible potential in one of Rochester's most well-known retail locations.



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## Versatile Space at Miracle Mile Shopping Center

122 17th Ave NW, Rochester, MN, 55901



- **Lease Rate** \$16 SF
- **CAM / RETAX** \$8.75
- **Leasable Space** 9,500 SF
- **Year Built** 1979

- Prime Visibility: The large display windows and excellent highway visibility make this space a highly desirable option.
- Convenient Location: Proximity to St. Mary's Hospital (part of the Mayo Clinic) and located near a major highway, ensuring high traffic.
- Parking & Accessibility: Ample parking and ADA-compliant access.
- Recent Upgrades: A new roof was installed in 2024, and a modern façade update was completed about five years ago.

In a location ready to welcome national companies or small businesses, this space offers incredible potential in one of Rochester's most well-known retail locations.



**Justin Collopy**

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# Versatile Space at Miracle Mile Shopping Center

115 16th Ave NW Rochester, MN, 55901



- Prime Visibility: Large display windows and excellent highway visibility make this space desirable.
- Convenient Location: It is close to St. Mary's Hospital (part of the Mayo Clinic) and located near a major highway, ensuring high traffic.
- Parking & Accessibility: Ample parking and ADA-compliant access.
- Recent Upgrades: A new roof was installed in 2024, and a modern façade update was completed about five years ago.

Lease Rate \$19 SF

CAM / RETAX \$8.75

Year Built 1979

Zoning Commercial

