



HY-VEE OUTLOTS FOR SALE - MAPLE GROVE, MN

Retail Lots for Sale | SEC Bass Lake Rd + Hwy 101 | Maple Grove, MN

HY-VEE OUTLOTS FOR SALE - MAPLE GROVE, MN

SUMMARY

LOCATION: SEC of Bass Lake Rd & Hwy 101 | Maple Grove

DESCRIPTION: Hy-Vee anchored retail development

LOTS: LOT 1: 1.86 AC
LOT 2: 3.29 AC

HIGHLIGHTS: Strategically located to serve the north suburbs of the Twin Cities, pulling customers from Maple Grove, Corcoran, Medina and Plymouth.

PROPERTY CONDITION

- Rough graded with utilities
- Ponding shared and offsite
- Private Drives in place

TRAFFIC COUNTS

BASS LAKE RD: 10,400 VPD

HWY 101: 8,200 VPD

DEMOGRAPHICS

RADIUS:	5 MINUTE	10 MINUTE	15 MINUTE
Population	22,100	84,500	200,600
Average HH Income	\$211,500	\$188,900	\$160,300
Median HH Income	\$172,400	\$150,200	\$118,400

AREA TENANTS



contacts

RETAIL LOTS FOR SALE

Tom Palmquist • 952 381 5538 • tom.palmquist@transwestern.com



REALTY
RESOURCES

MULTI-TENANT RETAIL - HY-VEE OUTLOT - MAPLE GROVE

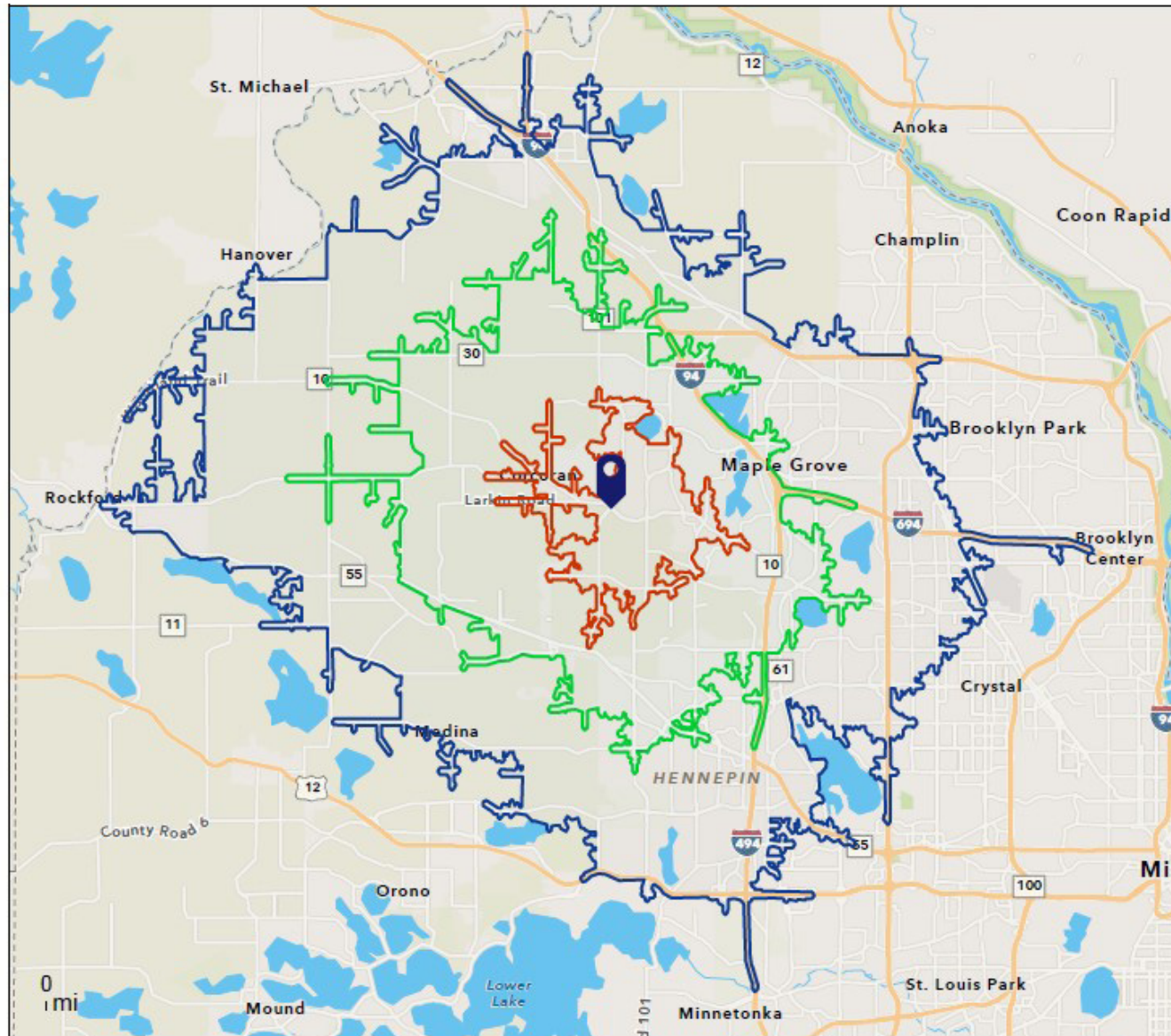
SITE PLAN



AVAILABLE	SIZE
LOT 1	1.86 AC
LOT 2	3.29 AC

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5-10-15 MINUTE DRIVE TIME MAP



DRIVE TIME RADIUS

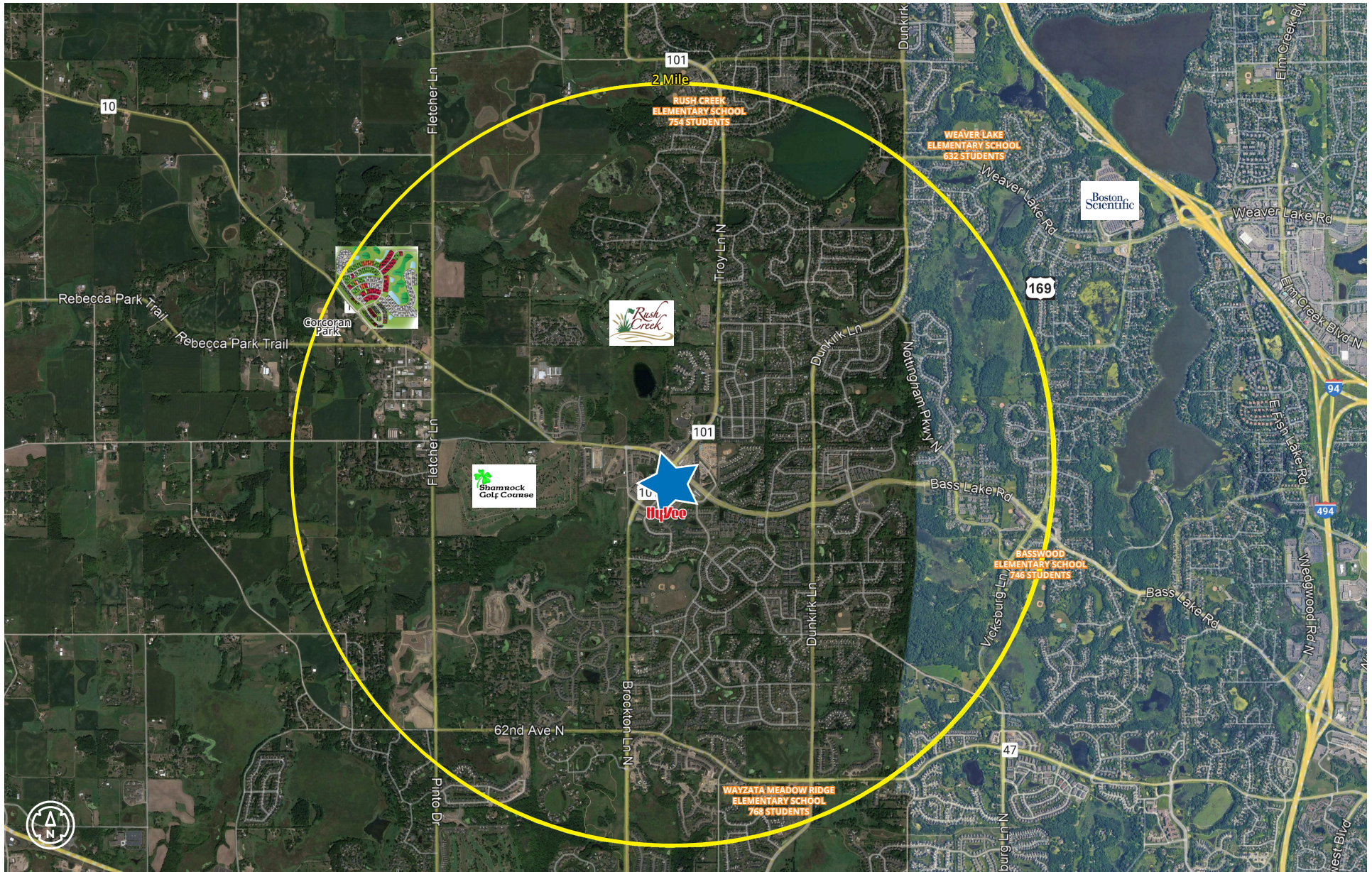
● 5 Minute Drive

● 10 Minute Drive

● 15 Minute Drive

DRIVE TIME RADII FROM OUTLOT
SITES IN MAPLE GROVE, MN

TRADE AREA



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