

Eagan Retail/Medical Lot

1515 Central Parkway, Eagan, MN 55121



43,560 SF
188' x 226'
107 parking stalls

Retail
8,300 SF
50 Stalls

FOR SALE

Development Lot Across from
Hy-Vee/Central Park Commons
Shopping Center

43,560 SF Retail/Medical Lot



IAG COMMERCIAL

REAL ESTATE

Jeff LaFavre, CCIM, MCR
President

612-868-7429

jlafavre@iagcommercial.com

Zach Synstegaard, JD
Advisor

612-860-2547

zsystegaard@iagcommercial.com

www.iagcommercial.com

222 South 9th Street, Suite 1600 - Minneapolis, MN 55402



Sale Price:	\$915,900
Price per SF:	\$21
Address:	1515 Central Parkway
Acreage:	1 acre
Zoning:	RD/Research & Development
County:	Dakota
Parking:	Over 7:1000 parking ratio available
Traffic Counts:	Yankee Doodle Rd: 22,600 AADT Central Parkway: 9,700 AADT

PROPERTY OVERVIEW

The lot is situated in the heart of Eagan, just steps away from 20 restaurants, Hy-Vee, Aldi, Goddard School/ Goddard Childcare and Hobby Lobby. This prime location

across from the Eagan Community Center offers ample opportunities to stay active with walking trails and a state-of-the-art fitness center. With easy access to major highways and just minutes from the airport and downtowns via 35E & 494, this location is the ideal location to help your business thrive.

The property is currently zoned RD/Research & Development, however, the City is open to retail or medical office on the site subject to rezoning conditions. The City is not open to drive-thru retail.

PROPERTY FEATURES

- Situated opposite the recently constructed Goddard School/Goddard Childcare of Eagan
- Located across from Central Commons shopping
- Adjacent to the Eagan Community Center and Central Commons
- Less than 10 minutes to the Minneapolis-St. Paul International Airport



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Eagan Central



Area Retailers, Restaurants & Hotels

