



RETAIL FOR LEASE

Asking Rent: \$18.00 PSF

High Traffic Retail For Lease at Eagle Creek Plaza



Offering Procedure

The subject retail property totals 26,460 square feet and is offered for lease at an asking rent of \$18.00 per square foot NNN, with CAM/Tax of \$7.71 per square foot. Suites ranging from 2,100 to 6,144 square feet will be available in Q1 2026.

This leasing opportunity will be conducted in accordance with the terms and conditions established by NAI Gateway. NAI Gateway reserves the right, at its sole discretion, to modify or update information made available to prospective tenants and has no obligation to do so. All interested parties are encouraged to independently verify all information and conduct their own due diligence regarding the property.

Inquiries concerning this leasing opportunity may be directed to:

Zach Kaplan
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Email: zach@naigateway.com

Drew Bonjean
Phone: 952-412-0565
Email: drew@naigateway.com

Distribution of Offering Materials and Review Period:

Private tours of the Property are being offered by appointment only. Please schedule your site visit at your earliest convenience, by sending an email to brokers.



Property Overview

A fast-growing city experiencing consistent population and income growth year after year. This property is situated on a high-traffic corridor with over 12,000 vehicles passing daily, ensuring tremendous visibility for any business. With its convenient location and ample on-site parking, Eagle Creek Plaza offers an ideal opportunity for retailers, restaurants, service businesses and more to capitalize on Shakopee's thriving economy.

Key Highlights

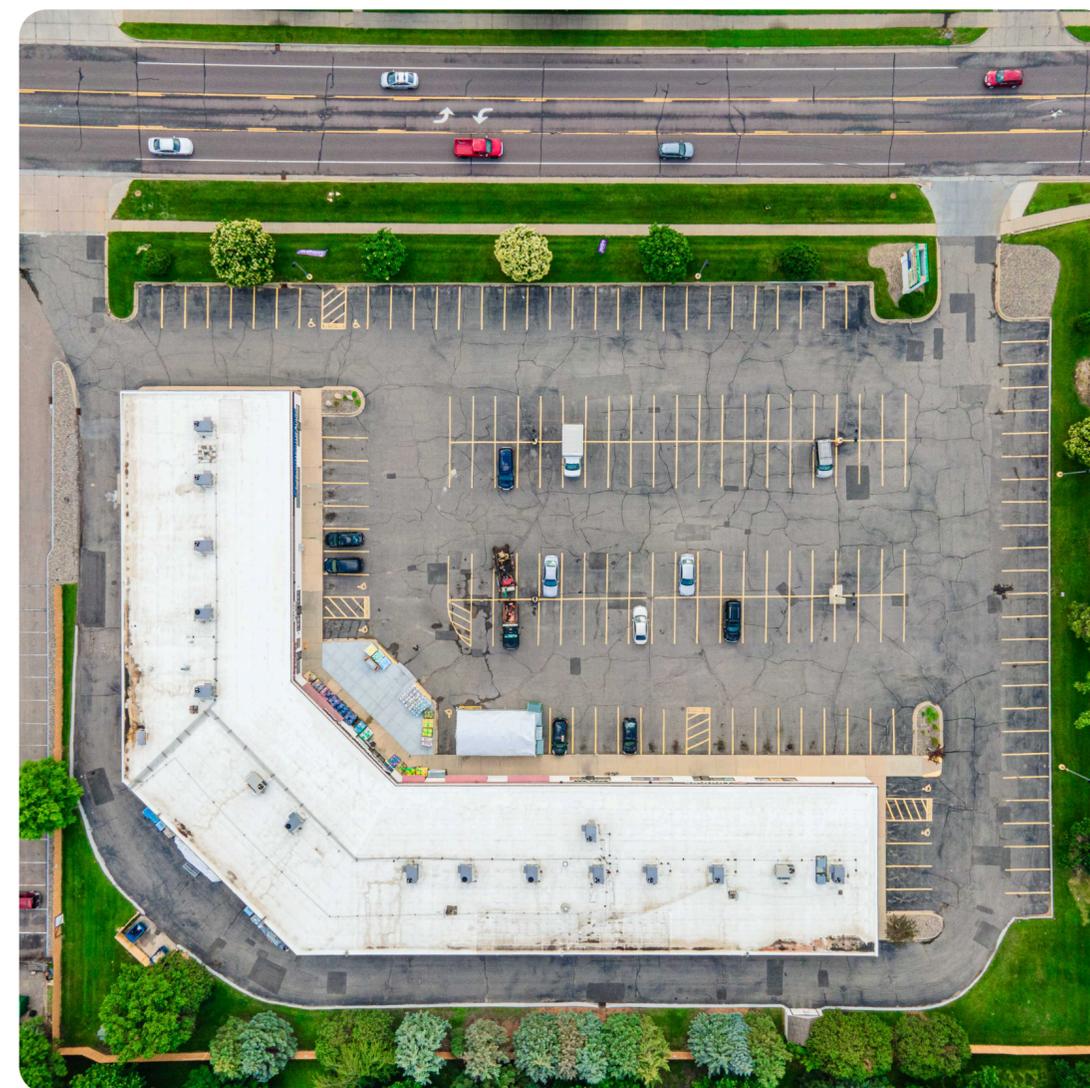
- ✓ Median HH Income within 3 miles: \$97,810.
- ✓ Easy Access to Hwy 169 & MN-101.
- ✓ Private Bathroom.
- ✓ Ample Parking.

For Lease

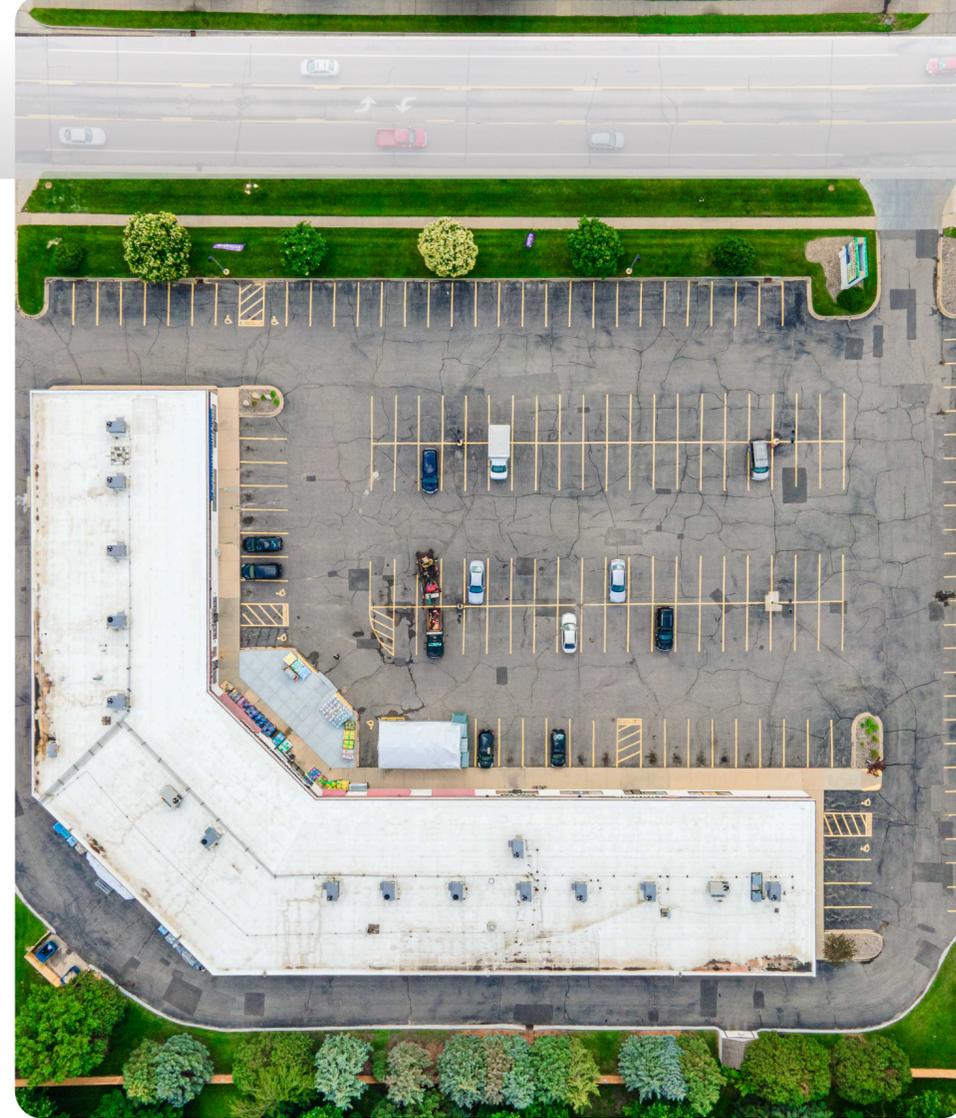
Lease Overview

Property Type	Retail
County	Scott
Asking Rent	\$18.00 PSF
CAM/Tax	\$7.71/SF
Available SF	2,100 - 6,144 SF
Availability Date	Q1 2026
Lease Type	NNN
Parking Spaces	175
Parking Ratio	6.59/1,000 SF
Total Building SF	26,460 SF
Year Built	1987
Traffic Count	12,321 VPD
Tenancy Type	Multi
Zoning	R-1
Class	B

Co-tenants	
Hope Renewed Thrift	Metro by T-Mobile
Sherwin-Williams	Pizza Man



PROPERTY PHOTOS

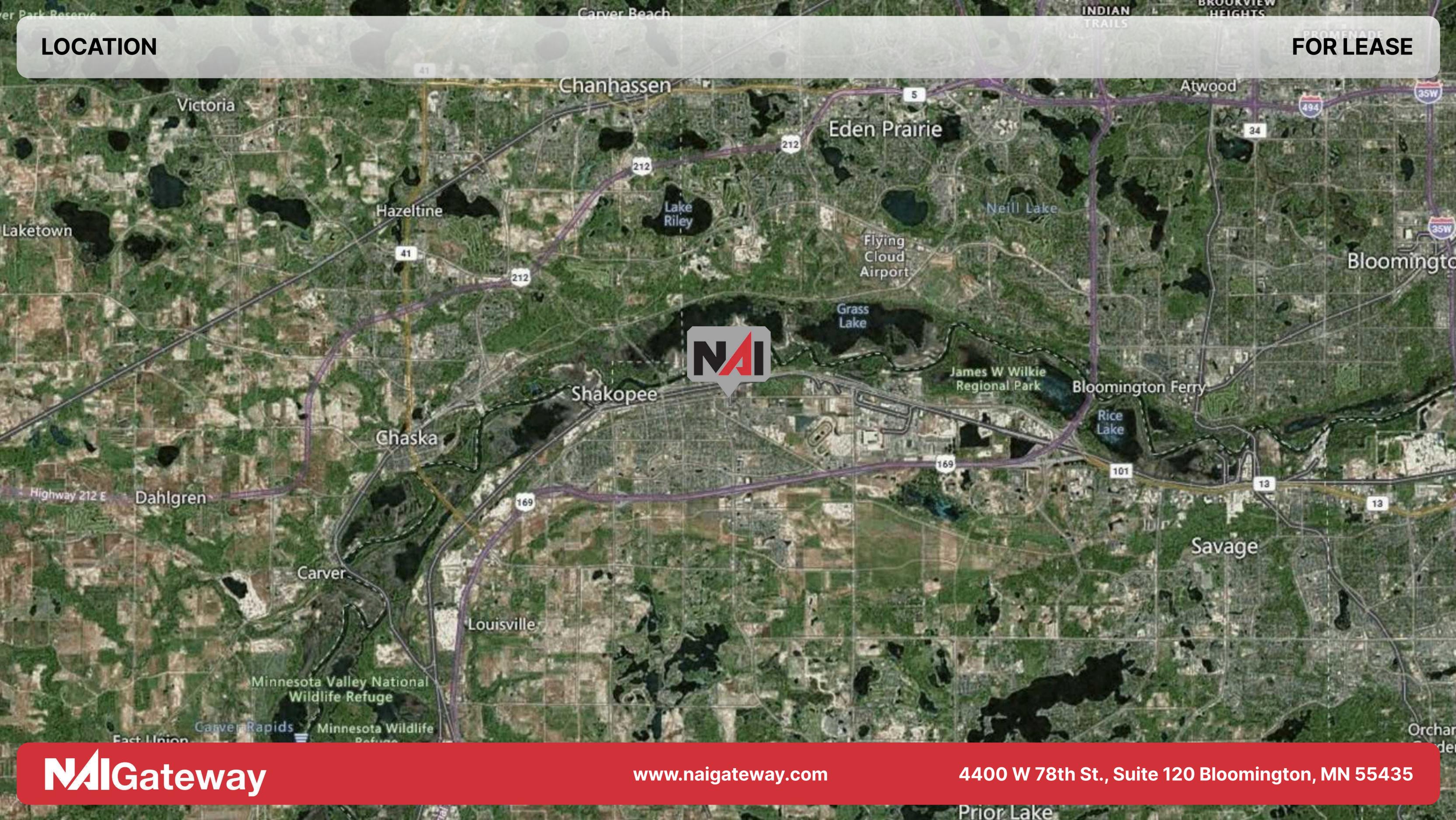


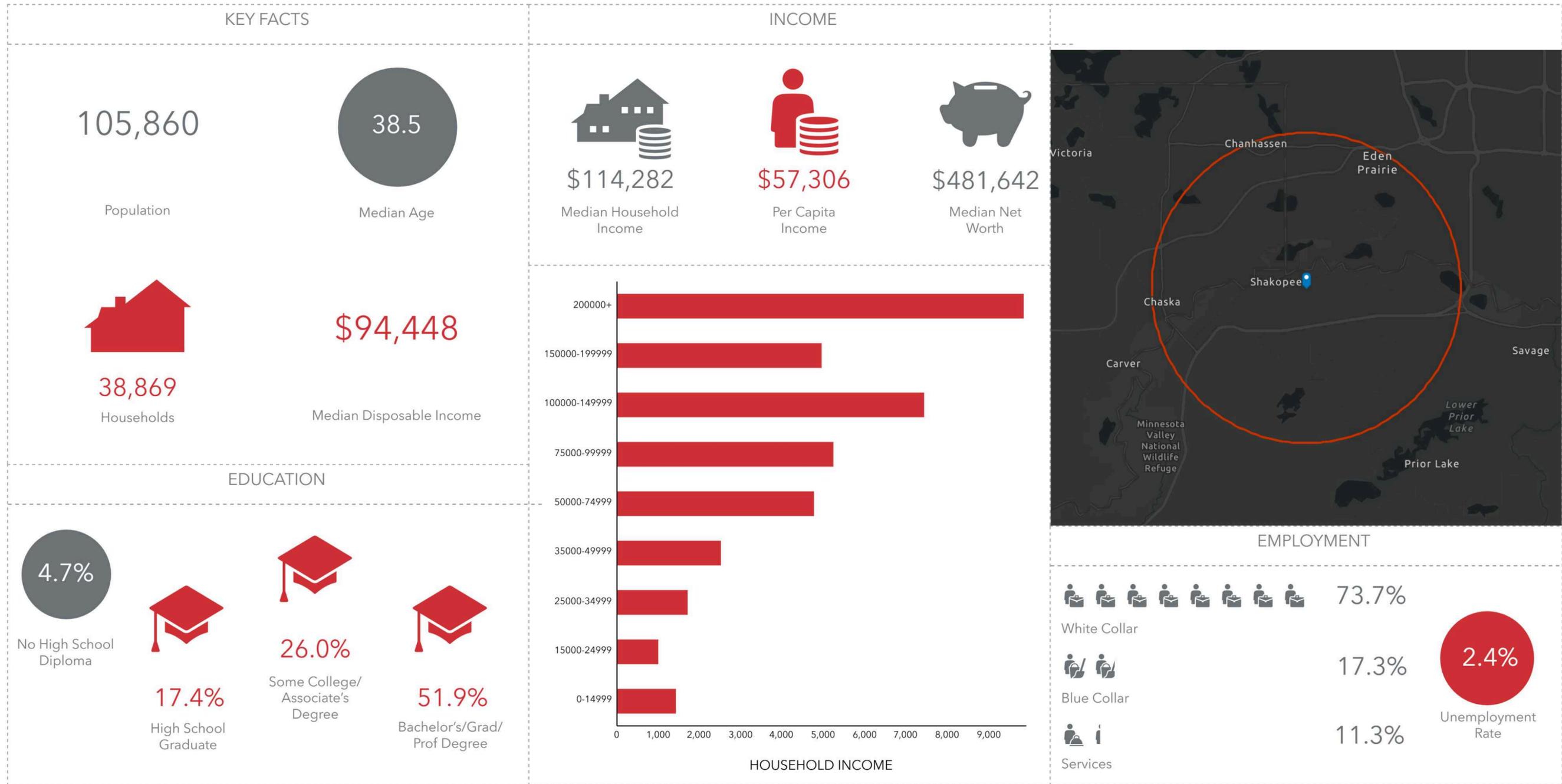
FOR LEASE



LOCATION

FOR LEASE





Source: This infographic contains data provided by Esri (2025, 2030). © 2026 Esri

This infographic features record-level business information. It is best suited for smaller area analysis such as census tracts, neighborhoods, and smaller zip codes.

Key Statistics

3,096

Total Businesses

58.2K

Total Employees

\$9.12B

Total Sales

2.4%

Unemployment Rate

Daytime Population



105,860

Total Population



118,437

Total Daytime Population

Ratio of daytime to total population:

1.12

Values > 1.0 mean that more people come to the area during the day than live there.



Suburb

Dominant Urbanicity Type



8.8

Avg Number of Employees



39

Total Businesses Per Square Mile

Largest Businesses in Area

25*

100 or More Employees

25*

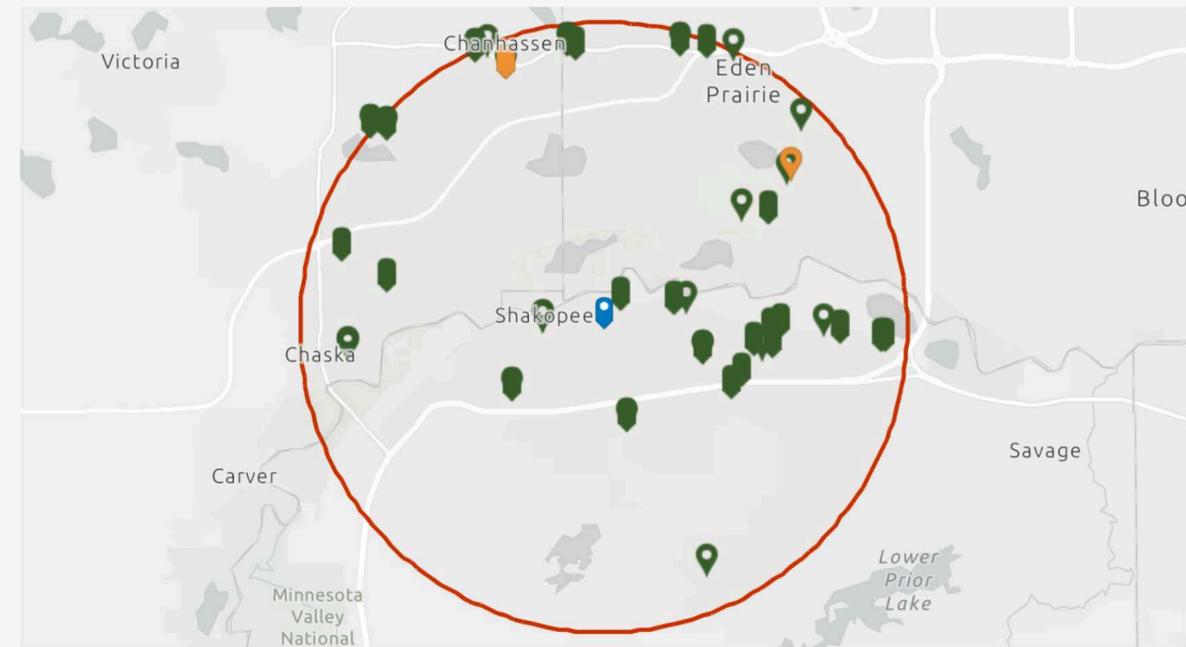
\$10M+ Annual Sales Vol

Most Employees

Winnebago Industries, Inc	Headquarters	2,100
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Highest sales volume

Emerson Automation Solutions	Branch	\$1.02B
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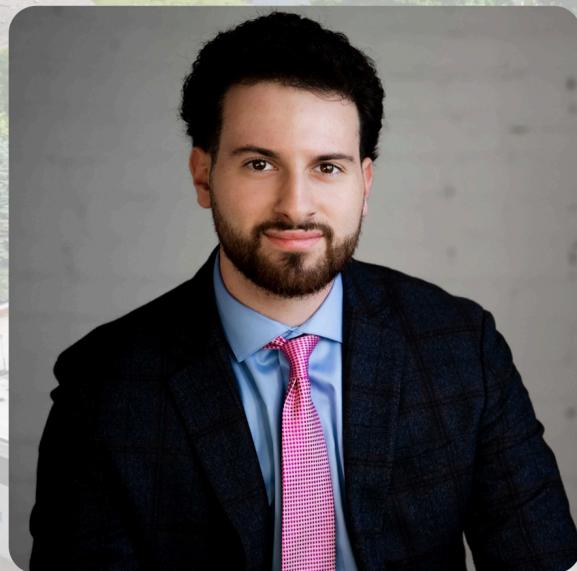


NEARBY RETAIL

FOR LEASE



NAI Gateway



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Whether you are looking to buy, sell, lease, or rent, our agents at NAI Gateway are committed to helping you secure the right opportunity. When you choose to work with us, you gain a dedicated team focused on achieving your goals.

At NAI Gateway, we are driven to deliver exceptional service at every stage of the transaction. Our experienced brokers bring deep expertise across retail, industrial, and office properties, along with a strong understanding of local market conditions. This knowledge allows us to negotiate favorable terms and create strategic solutions tailored to each client. Our client relationships are the foundation of our success. Through clear communication, timely updates, and a proactive approach, we keep you informed and positioned for success throughout the entire process.