



3651 CENTRAL AVENUE

Minneapolis ♦ MN 55418



- ♦ Approximately 3,612 SF/2-Story Building
- ♦ Existing Credit Union with hard-to-find drive-thru in Minneapolis
- ♦ Zoning: C2 - Neighborhood Corridor, Commercial District
- ♦ Existing easement with neighboring CVS
- ♦ Purchase Price: Negotiable
- ♦ 13,988 vehicles per day
- ♦ Parking: 18 surface spaces
- ♦ Use restrictions: Credit Unions

FOR SALE

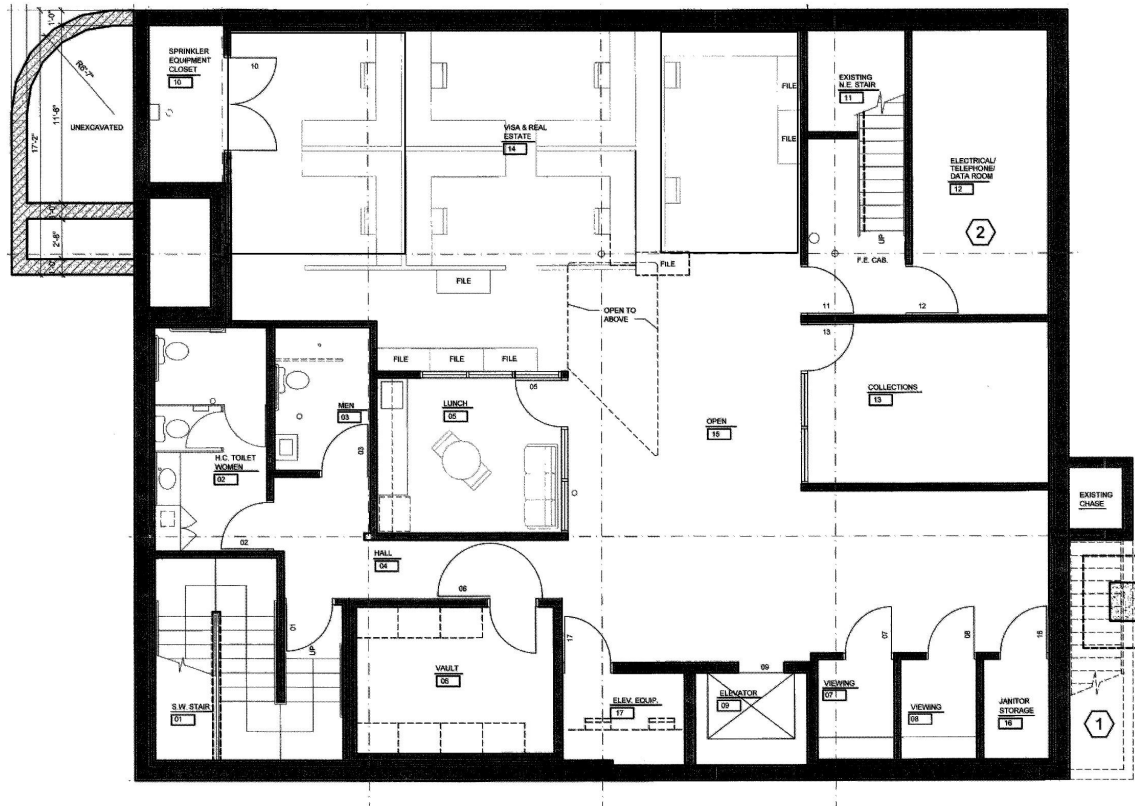
3651 CENTRAL AVE. ♦ FOR SALE ♦ AERIAL
Minneapolis, MN



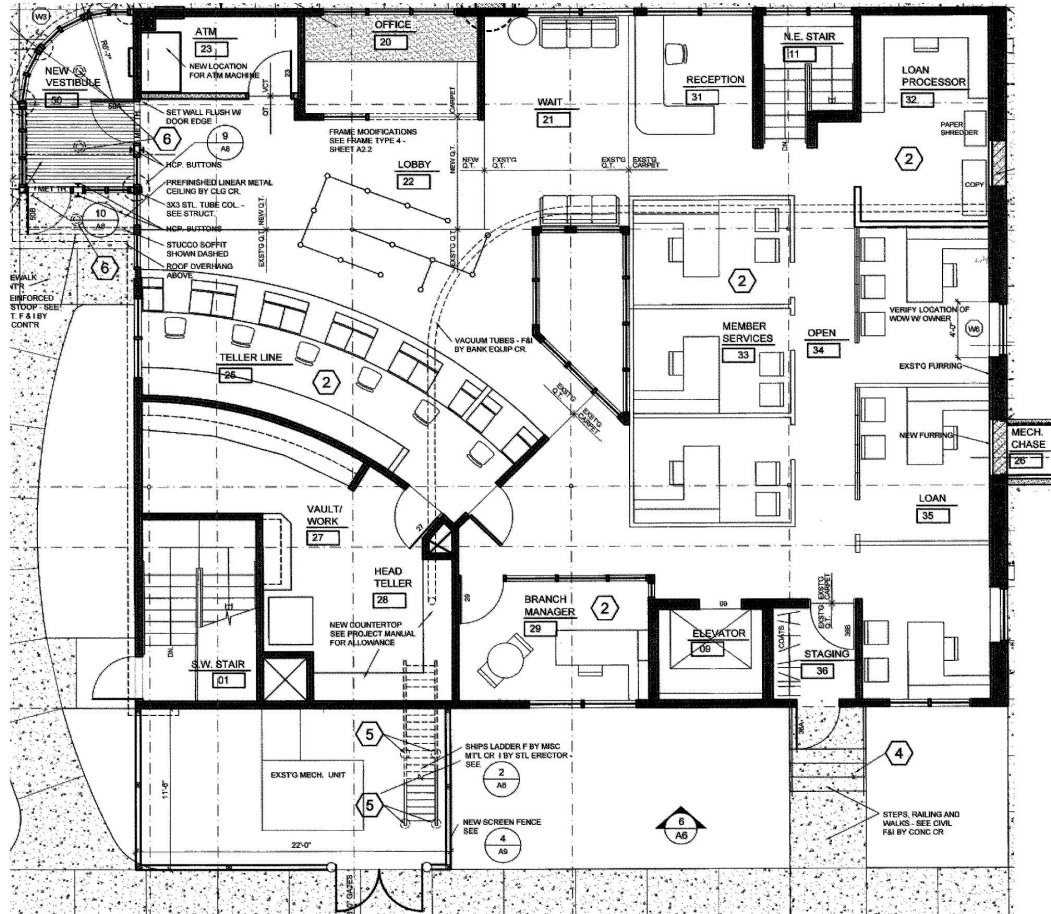
ESTD 1983
FRAUENSCHUH
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3651 CENTRAL AVE. ♦ FOR SALE ♦ LOWER LEVEL
Minneapolis, MN



3651 CENTRAL AVE. ♦ FOR SALE ♦ FIRST FLOOR
Minneapolis, MN



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3651 CENTRAL AVE. ✦ FOR SALE ✦ DEMOGRAPHICS

Minneapolis, MN

DEMOGRAPHIC SUMMARY

3651 Central Ave NE
Ring of 3 miles

KEY FACTS

122,387

Population



50,309

Households

37.5

Median Age

\$55,389

Median Disposable Income

EDUCATION

7.7%

No High School Diploma



22.5%

High School Graduate



29.1%

Some College/
Associate's Degree



40.8%

Bachelor's/Grad/Prof Degree

INCOME



\$68,255

Median Household Income



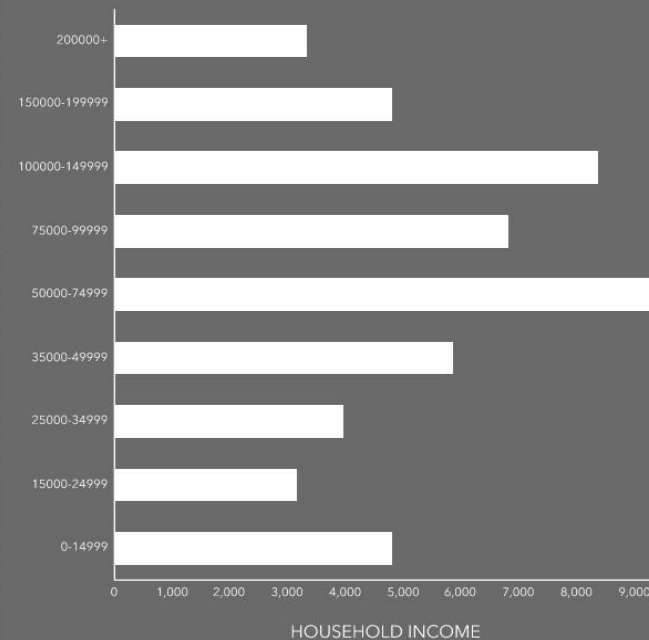
\$38,960

Per Capita Income

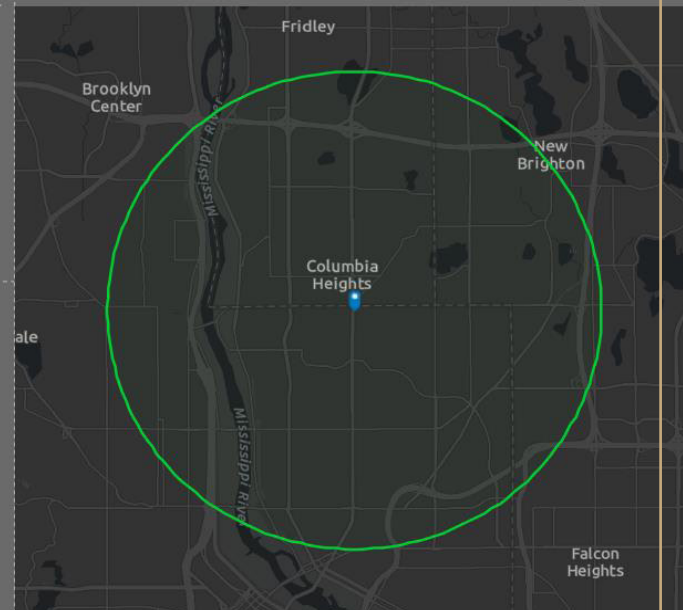


\$111,438

Median Net Worth



HOUSEHOLD INCOME



EMPLOYMENT

White Collar 67.9%

Blue Collar 19.3%

Services 16.9%

4.7%

Unemployment Rate

Source: This infographic contains data provided by Esri (2023, 2028). © 2024 Esri