

RETAIL FOR LEASE



239 Cleveland Ave N, Saint Paul, MN 55104



OFFERING SUMMARY

AVAILABLE SF:	1,075 SF
LEASE RATE:	\$1,500.00 per month (MG)
BUILDING SIZE:	1,075 SF
RENOVATED:	2004
MARKET:	Merriam Park

PROPERTY OVERVIEW

Street Level Retail/Office available in 1920's building. Currently built-out as an attorneys' office. Has been a mortgage office, clock repair shop, and hair salon in the past.

PROPERTY HIGHLIGHTS

- Blocks away from the University of St. Thomas
- Centrally located
- Other retail nearby
- Established, affluent neighborhood
- On bus lines
- Potential open floor plan
- Near Allianz field

KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

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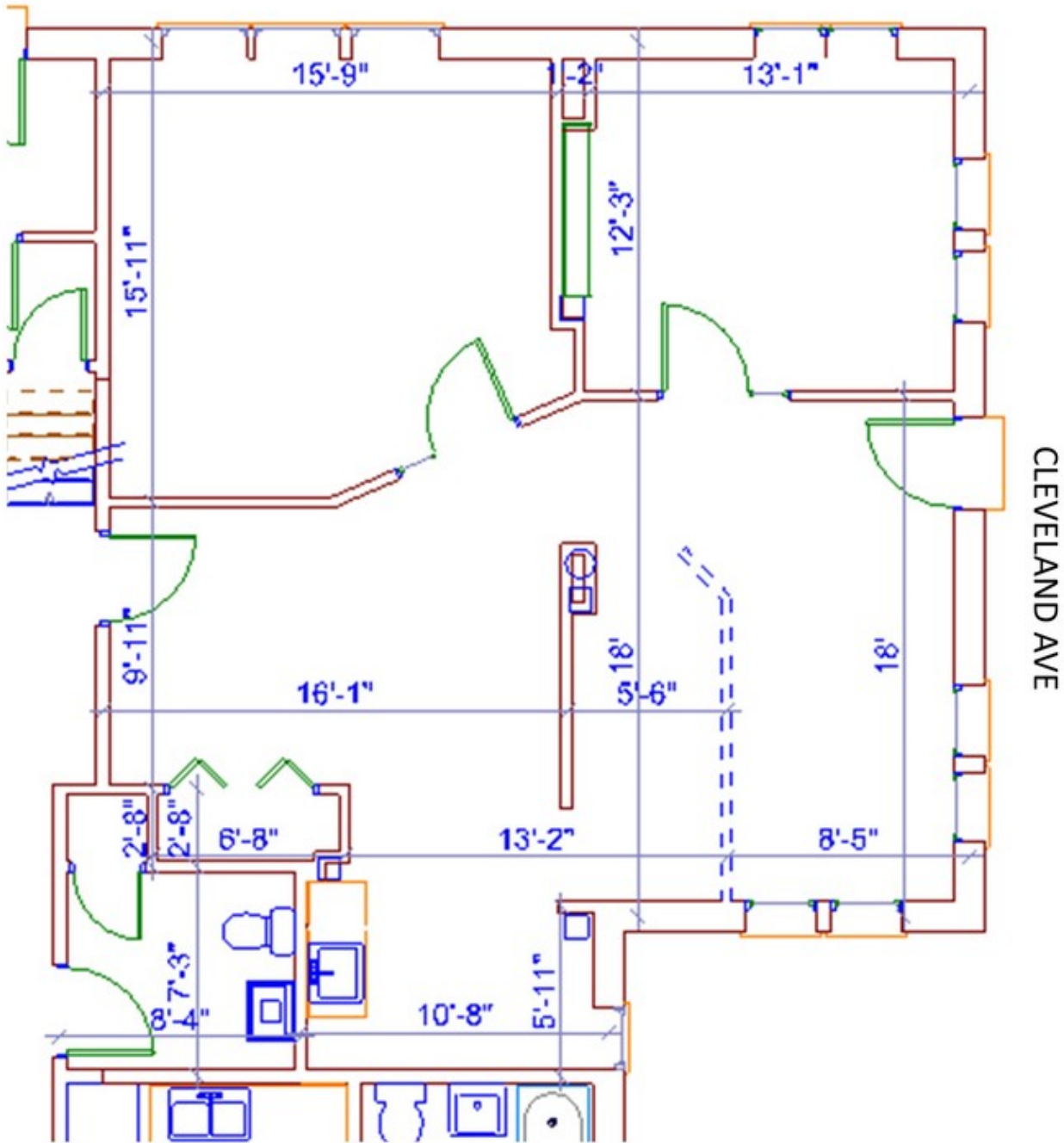
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MARSHALL AVE



Dimensions are deemed reliable but not guaranteed

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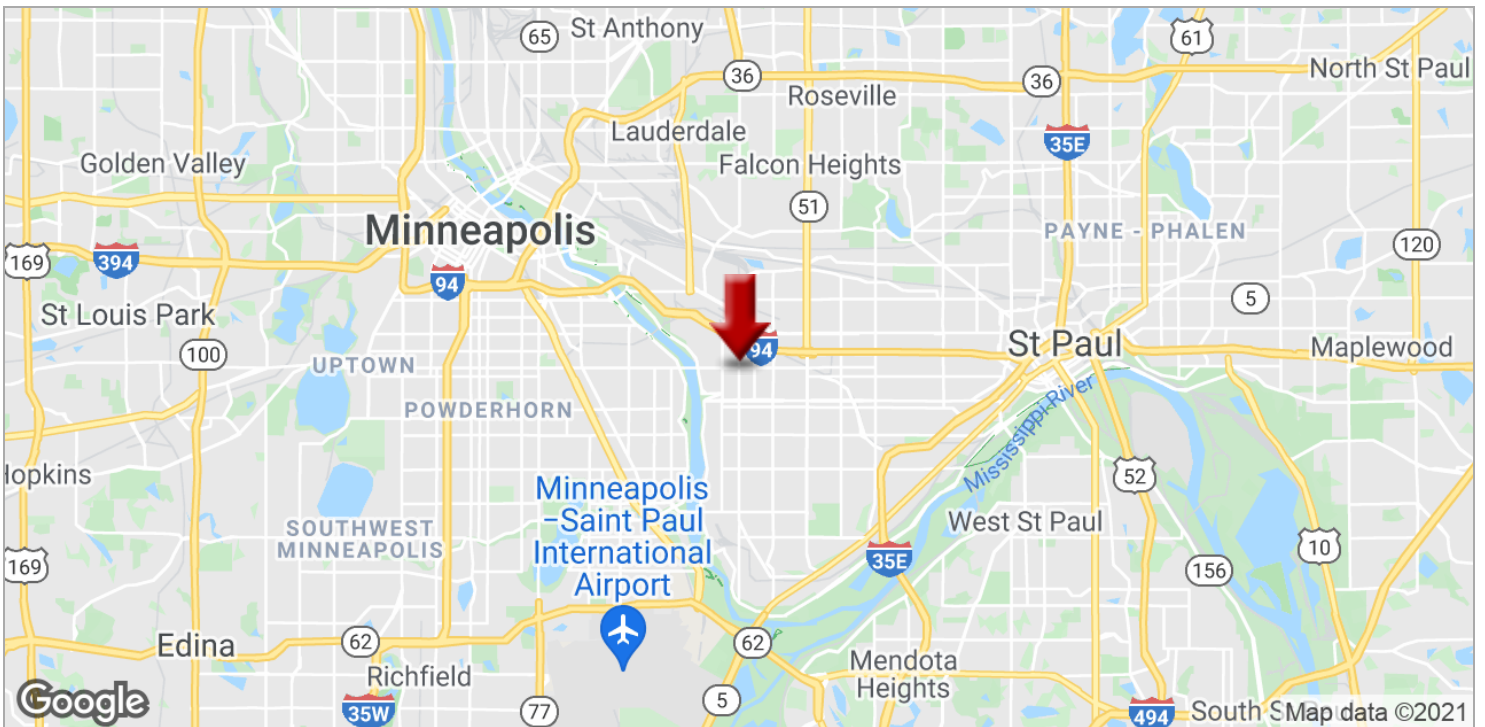
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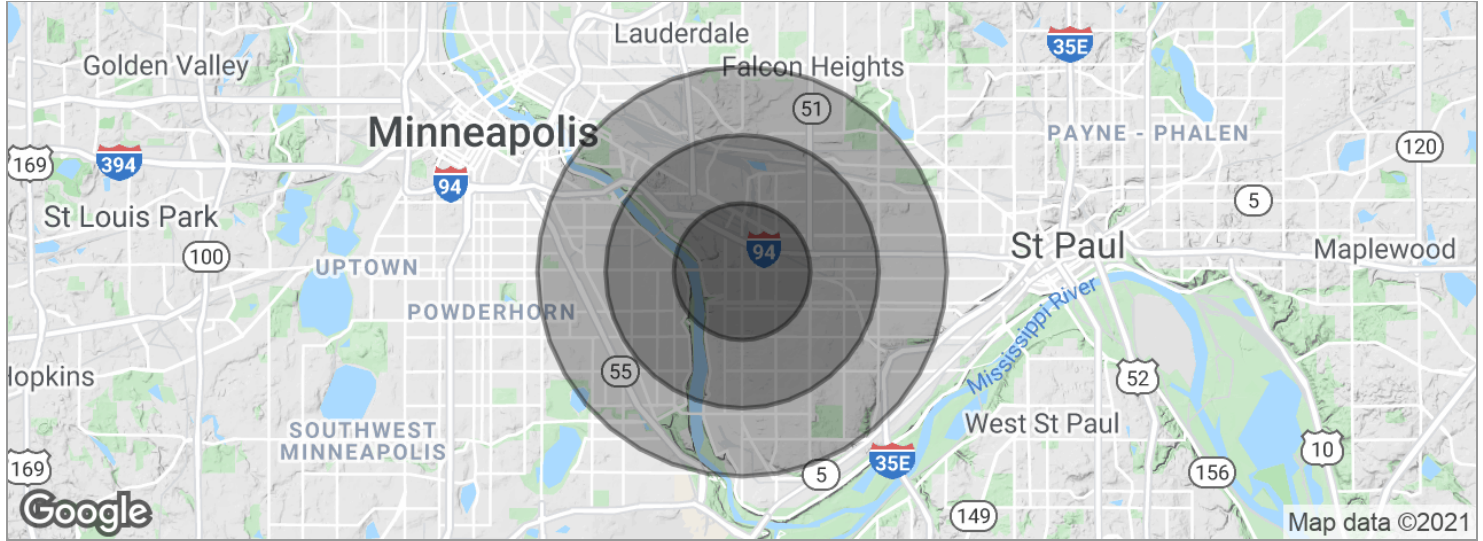
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POPULATION	1 MILE	2 MILES	3 MILES
Total population	20,033	66,277	145,769
Median age	29.1	32.9	33.9
Median age (male)	27.9	32.8	33.3
Median age (Female)	29.9	32.9	34.5
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	7,344	26,806	60,846
# of persons per HH	2.7	2.5	2.4
Average HH income	\$88,562	\$83,321	\$75,527
Average house value	\$355,294	\$303,002	\$276,692

* Demographic data derived from 2010 US Census

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