

# Office Building For Lease

20 N Lake St

## PROPERTY SUMMARY

20 N LAKE ST, FOREST LAKE, MN 55025



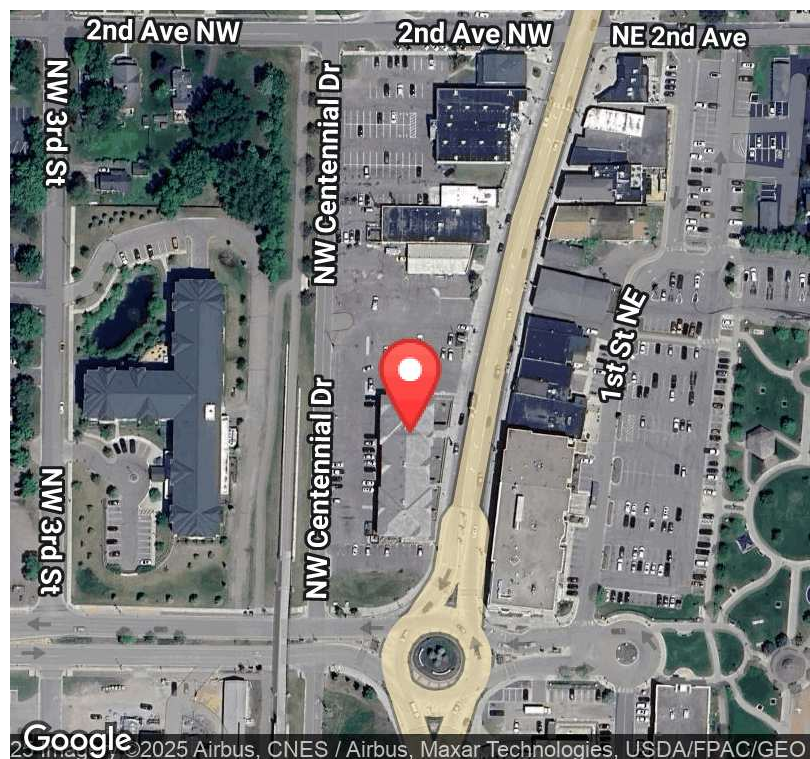
### PROPERTY HIGHLIGHTS

- Dynamic Blend of Offices, Service and Retail Tenants
- Large Off Street Parking Lot
- New carpet and paint throughout.

### OFFERING SUMMARY

|                 |            |
|-----------------|------------|
| Lease Rate:     | Negotiable |
| Available SF:   | 850 SF     |
| 2025 CAM/Taxes: | \$11.58    |

| DEMOGRAPHICS      | 1 MILE   | 3 MILES  | 5 MILES  |
|-------------------|----------|----------|----------|
| Total Households  | 1,442    | 6,735    | 11,406   |
| Total Population  | 3,466    | 16,830   | 29,535   |
| Average HH Income | \$62,508 | \$70,819 | \$77,862 |



**DAN HEBERT**

Senior Vice President

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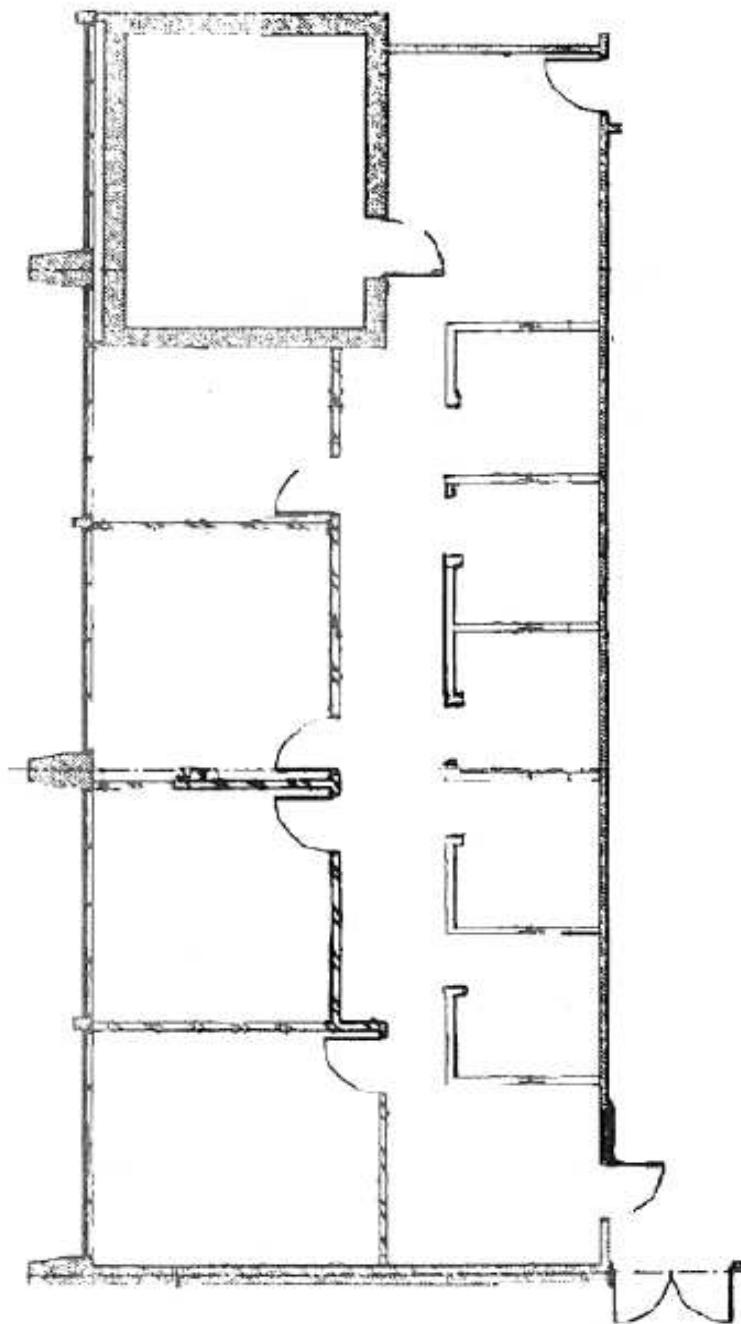
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## Office Building For Lease

20 N Lake St

SUITE 101 - 2070 SF

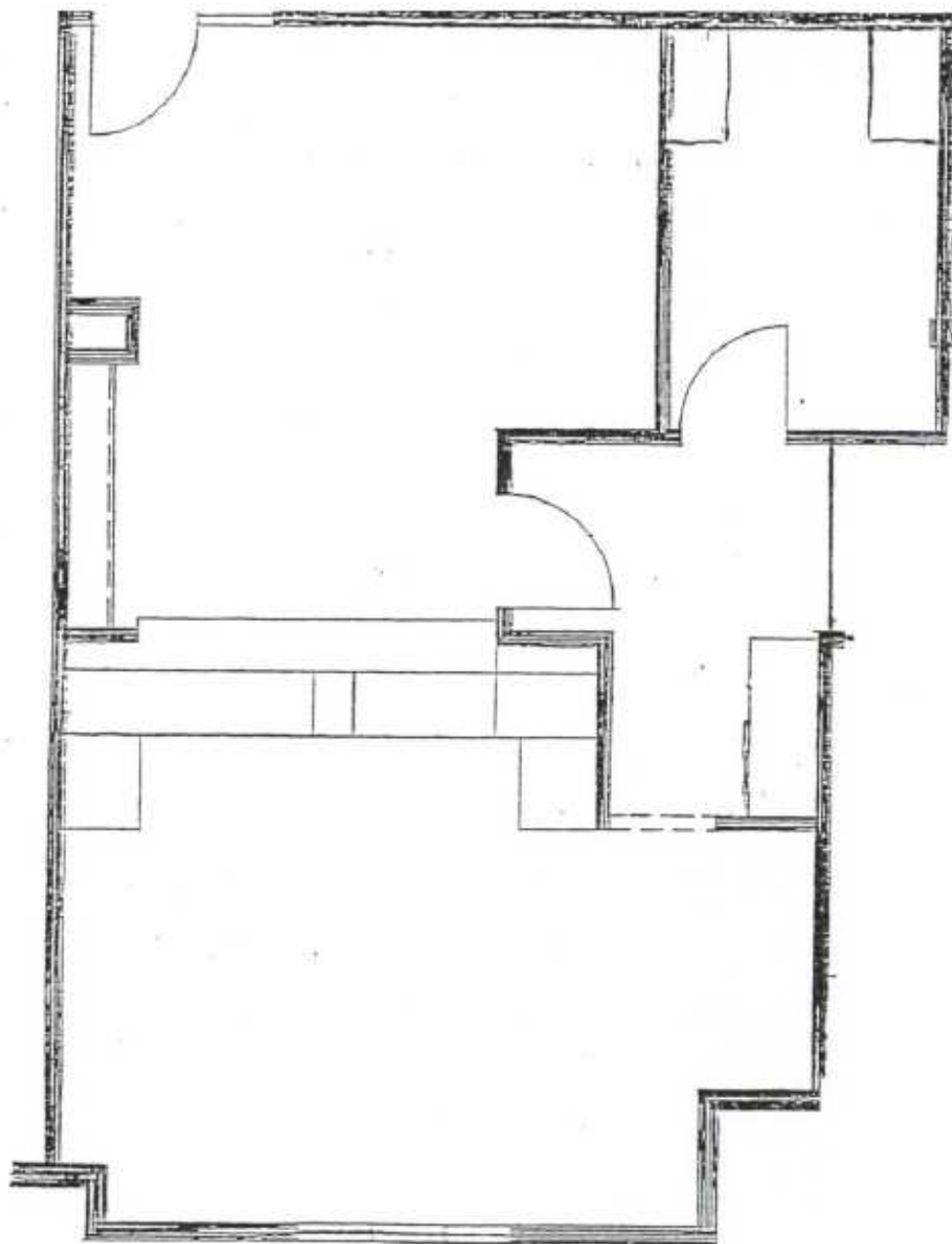
20 N LAKE ST, FOREST LAKE, MN 55025



SUITE 320 - 850 SF

20 N LAKE ST, FOREST LAKE, MN 55025

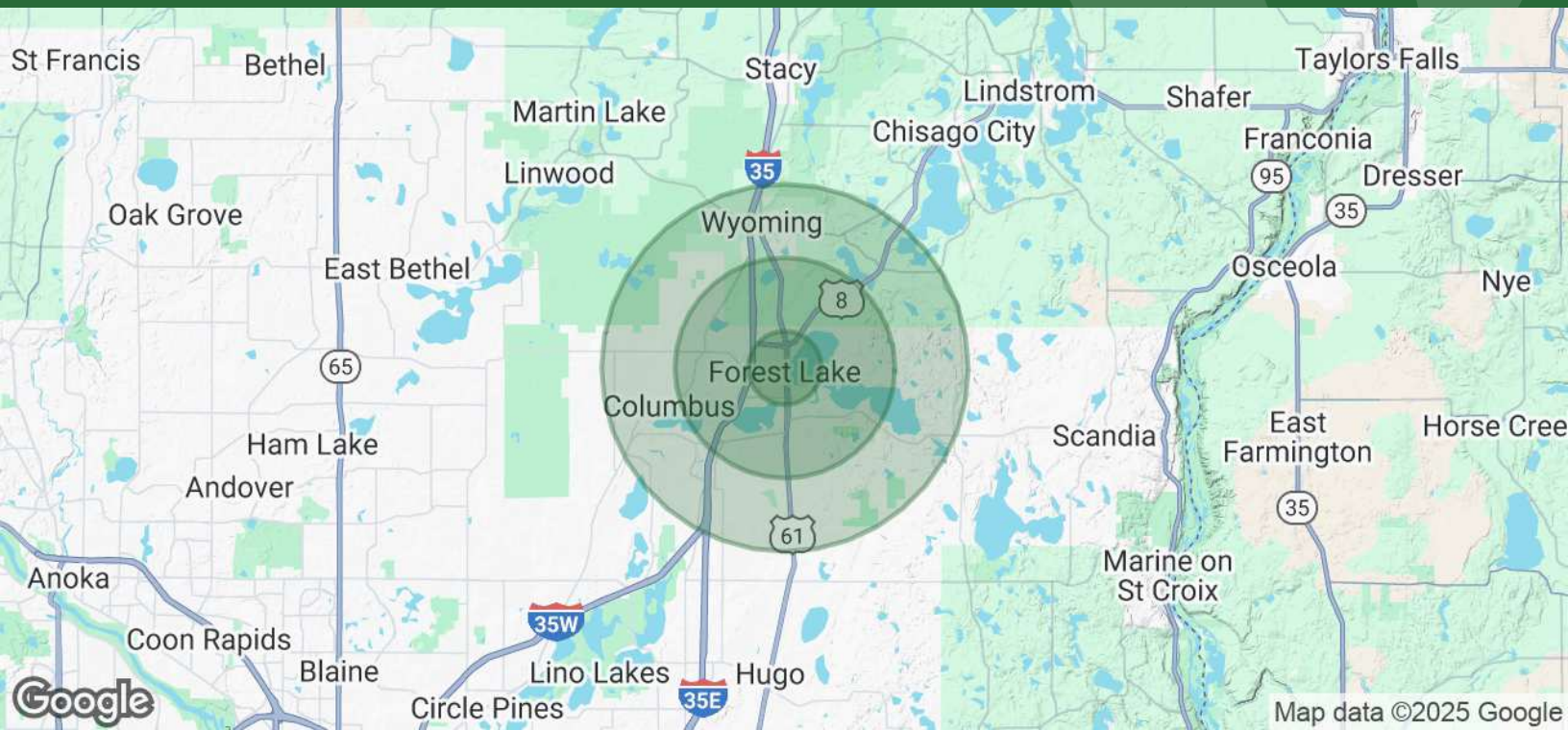
## Suite 320, 850 RSF





DEMOGRAPHICS MAP & REPORT

20 N LAKE ST, FOREST LAKE, MN 55025



| POPULATION           | 1 MILE    | 3 MILES   | 5 MILES   |
|----------------------|-----------|-----------|-----------|
| Total Population     | 3,466     | 16,830    | 29,535    |
| Average Age          | 36.2      | 37.0      | 37.7      |
| Average Age (Male)   | 35.2      | 36.7      | 37.6      |
| Average Age (Female) | 37.4      | 37.7      | 38.1      |
| HOUSEHOLDS & INCOME  | 1 MILE    | 3 MILES   | 5 MILES   |
| Total Households     | 1,442     | 6,735     | 11,406    |
| # of Persons per HH  | 2.4       | 2.5       | 2.6       |
| Average HH Income    | \$62,508  | \$70,819  | \$77,862  |
| Average House Value  | \$387,350 | \$381,085 | \$368,757 |

\* Demographic data derived from 2020 ACS - US Census