712 4TH ST

FARIBAULT, MN 55021

LOCATION DESCRIPTION

Nestled in the heart of Faribault, MN, this vibrant area captivates with its rich history and dynamic community. Located near prominent attractions such as the Faribault Woolen Mill, historic downtown district, and the famed Faribault Farmers Market, the location offers a captivating blend of culture and commerce. With its close proximity to local boutiques, popular eateries, and cultural landmarks, this area boasts a prime environment for retail and strip center businesses to thrive. The property's surroundings provide an inviting atmosphere for businesses seeking to establish a strong presence and connect with the community, making it an appealing prospect for retail or strip center investors and tenants.

PROPERTY HIGHLIGHTS

- High visibility in a strategic Faribault location
- Ample space for accommodating various business needs
- Prime leasing opportunity for retail, strip center, or commercial ventures
- Ideal environment for businesses seeking market visibility and

OFFERING SUMMARY

Lease Rate:	Currently Occupied | Inquire if Interested
Number of Units:	1
Available SF:	
Building Size:	4,239 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,040	11,073	12,377
Total Population	5,269	30,097	34,125
Average HH Income	$50,754	$54,762	$55,798

Presented By:

Legacy Commercial Property
847.904.9200
info@legacypro.com

LEGACY
COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
http:legacypro.com

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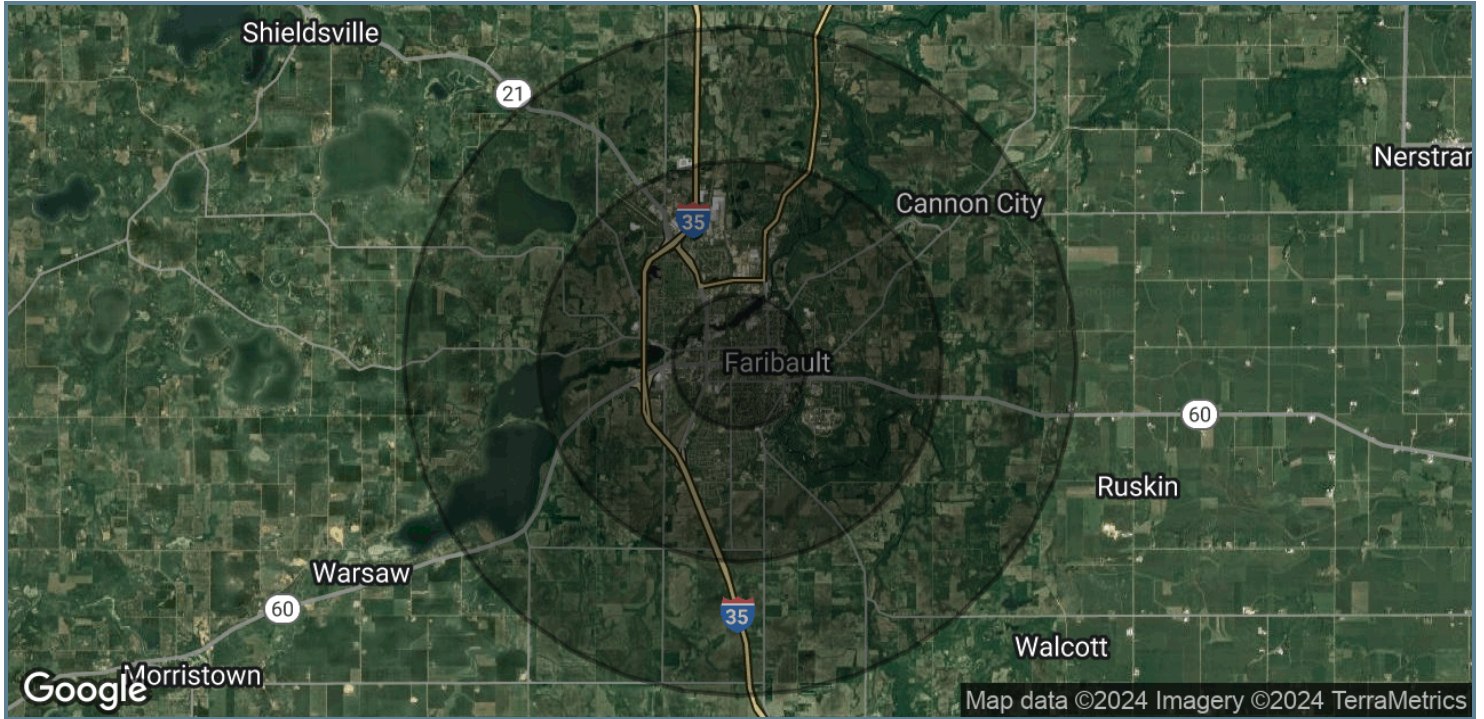209 Powell Place
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,269	30,097	34,125
Average Age	33.9	35.3	35.6
Average Age (Male)	32.4	33.8	34.1
Average Age (Female)	35.7	37.2	37.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,040	11,073	12,377
# of Persons per HH	2.6	2.7	2.8
Average HH Income	$50,754	$54,762	$55,798
Average House Value	$160,562	$176,709	$185,975

2020 American Community Survey (ACS)

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