

1,222 SF RETAIL SPACE FOR LEASE

CBRE

 The
Doran
Group



101

Mainstreet Marketplace

MAIN STREET | HOPKINS | MN

PROPERTY OVERVIEW

Features

- Mixed-use development located in the heart of downtown Hopkins
- 53 unit apartment complex above street level shops
- Easy access to the Lake Minnetonka Bike Trail and within walking distance of the future Southwest Light Rail (LRT)

Co-Tenant



2024 Rates

CAM:	\$3.17
INSURANCE:	\$0.30
REAL ESTATE TAX:	\$5.61
TOTAL:	\$9.08

5,752
GLA (SF)

1,222
AVAILABLE SF

Area Retailers



Traffic Counts

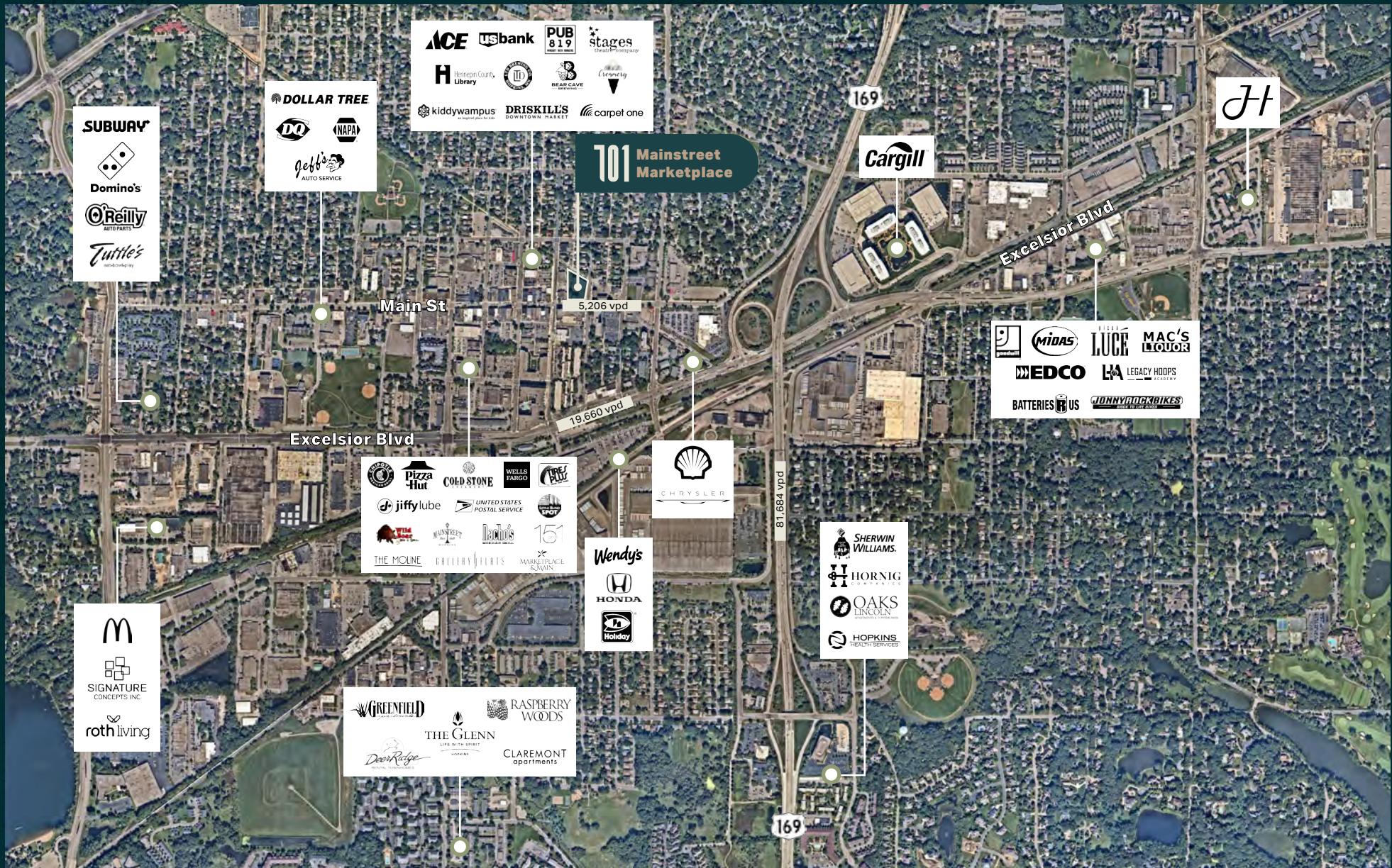
MAIN STREET:	5,206 VPD
EXCELSIOR BLVD:	19,660 VPD
HIGHWAY 169:	81,684 VPD

Demographics

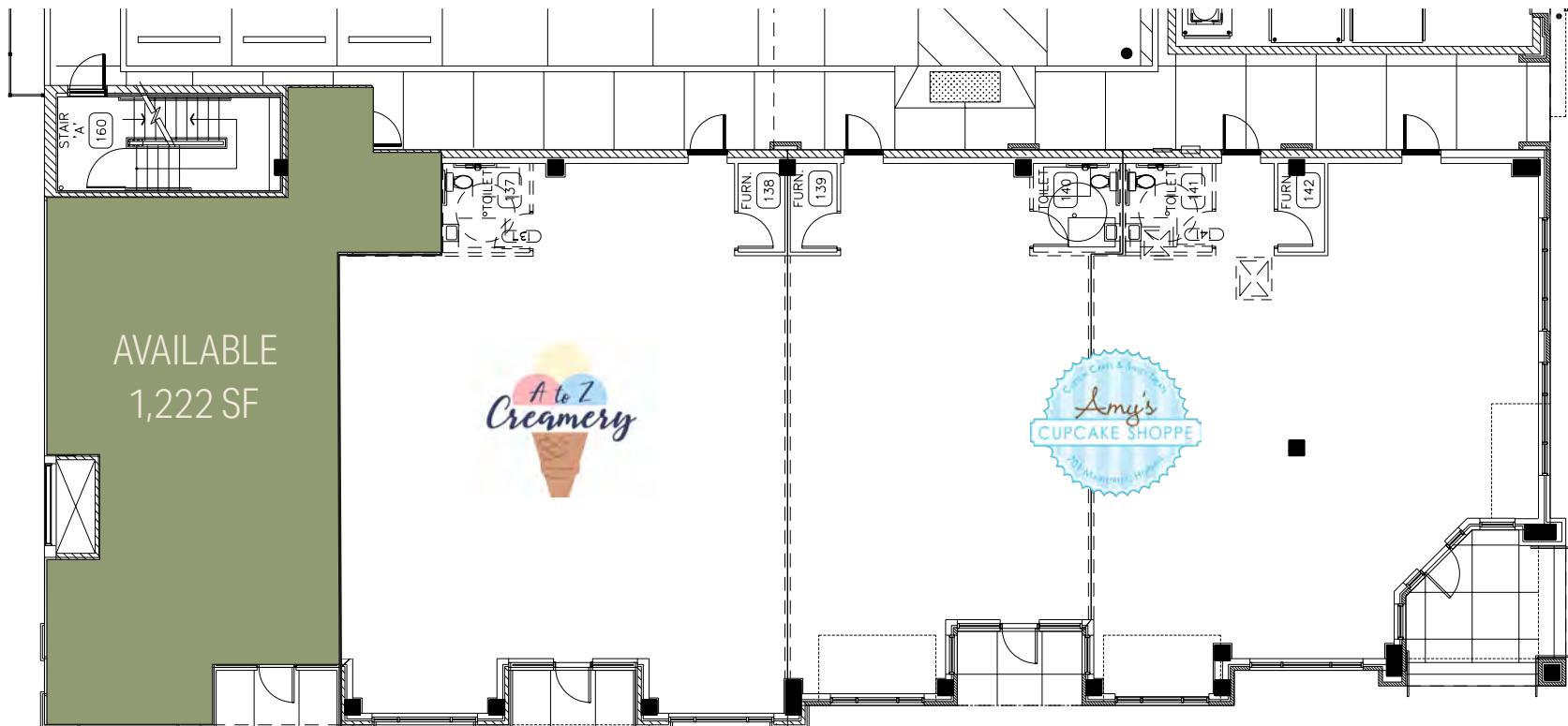
	1 MILE	3 MILES	5 MILES
POPULATION*	12,244	81,276	213,472
DAYTIME POPULATION	15,948	100,304	309,029
HOUSEHOLDS*	5,633	37,248	94,908
AVERAGE HOUSEHOLD INCOME	\$101,511	\$127,965	\$153,630

*Current Year Estimate

AREA MAP



FLOOR PLAN



7th Avenue North



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