

# CENTENNIAL RIDGE

1629 LENA COURT, EAGAN, MN 55122

END UNIT SPACE



## OFFERING SUMMARY

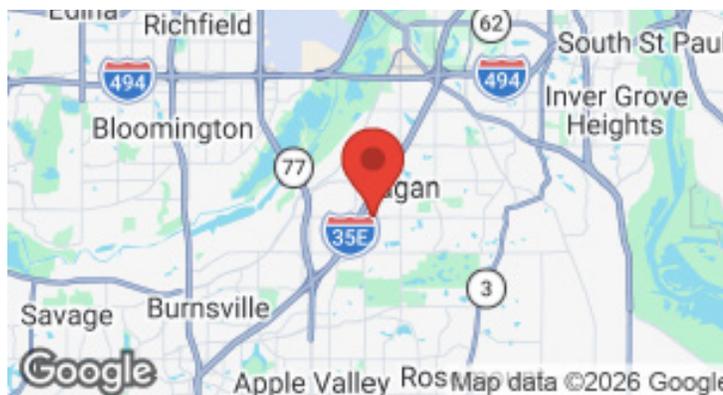
<b>AVAILABLE SF:</b>	1,304 SF
<b>LEASE RATE:</b>	Negotiable
<b>TAX/CAM:</b>	\$12.13 PSF/Yr (2026)
<b>BUILDING SF:</b>	11,677
<b>SIGNAGE:</b>	Building and Monument
<b>ZONING:</b>	B-2
<b>CROSS STREETS:</b>	Diffley Rd & Johnny Cake Ridge Rd

## PROPERTY OVERVIEW

Excellent exposure with building and monument signage in bustling neighborhood retail center located east of I-35E at Diffley Road and Johnny Cake Ridge Road. Surrounded by many traffic drivers such as Kowalski's, Think Bank, CVS, Middle and Elementary schools, parks, along with successful local market and ancillary tenants like Andiamo Italian Restorante, and Midwest Dental.

## PROPERTY HIGHLIGHTS

- Nice Light and Window Lines
- Convenient, Easy Access to I-35E
- High Visibility Location



**AMK PROPERTIES TEAM**  
Suntide Commercial Realty  
2550 University Avenue W. #305-S  
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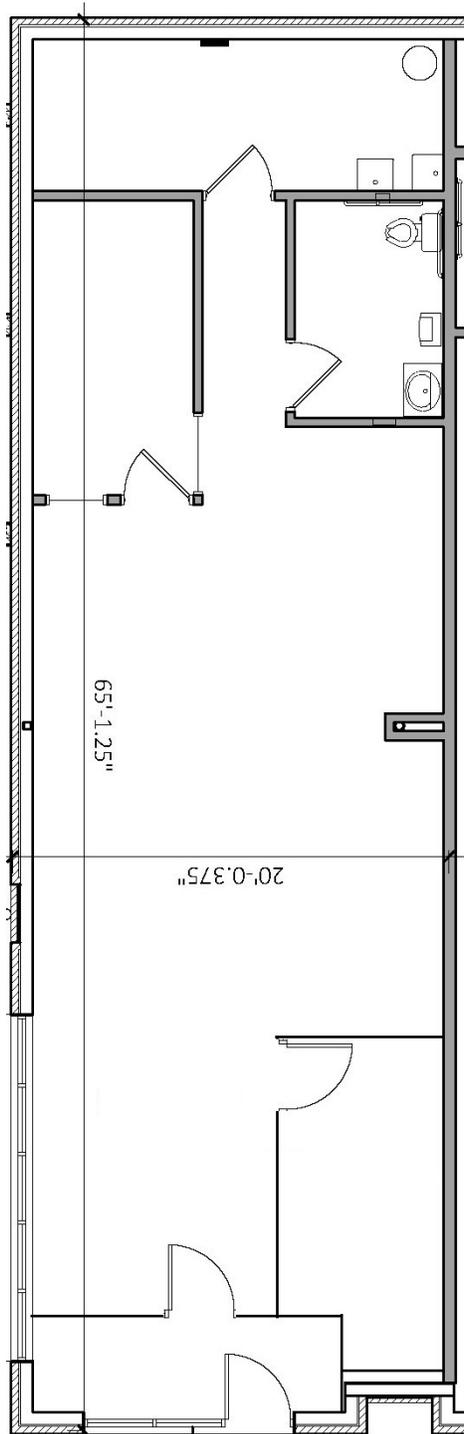


# AVAILABLE SPACE: SUITE 106

1629 LENA COURT, EAGAN, MN 55122

1,304 SF

**SUITE 106:**  
1,304 SF  
Available 09/01/2026



DIFLEY ROAD



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# AREA RETAILERS

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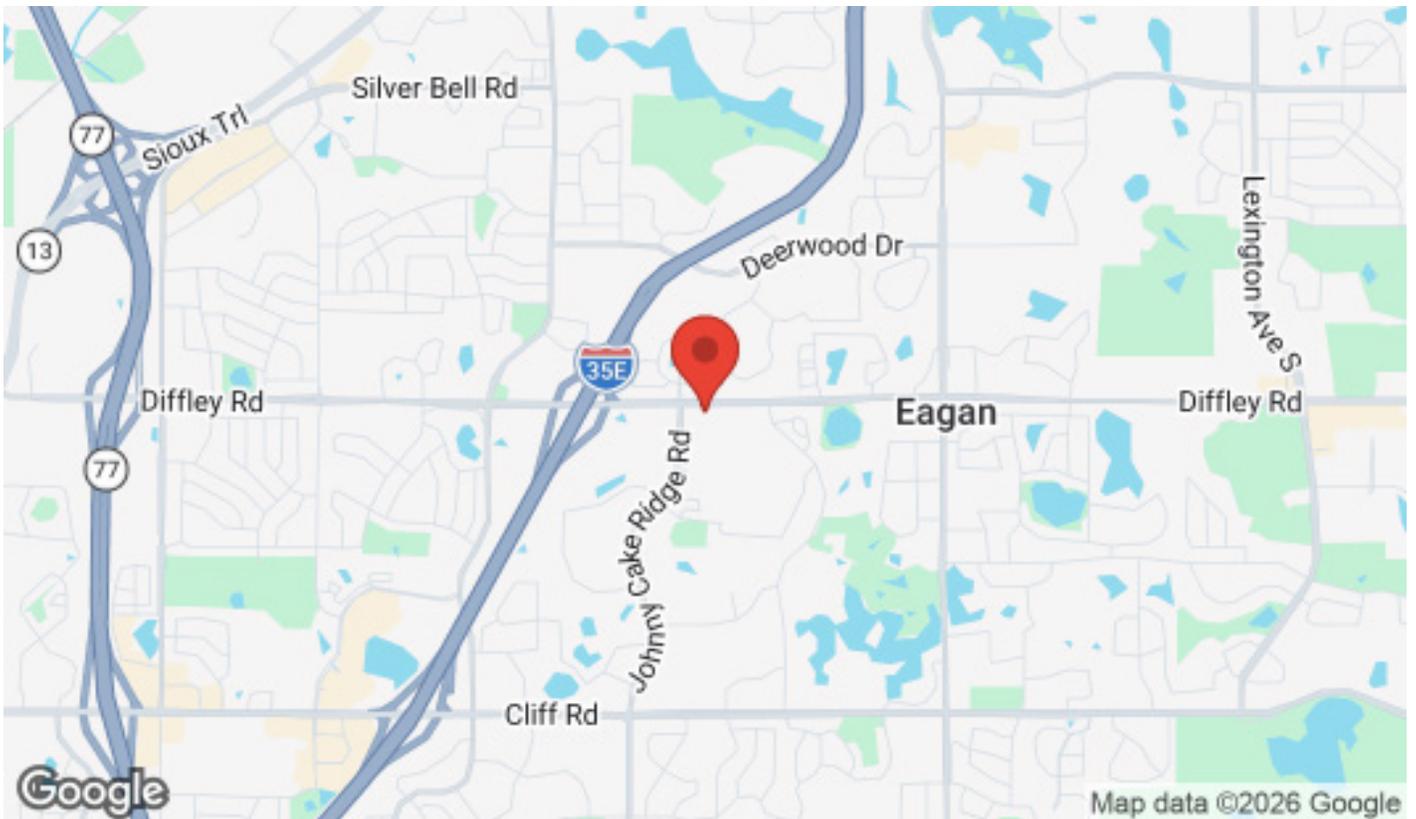
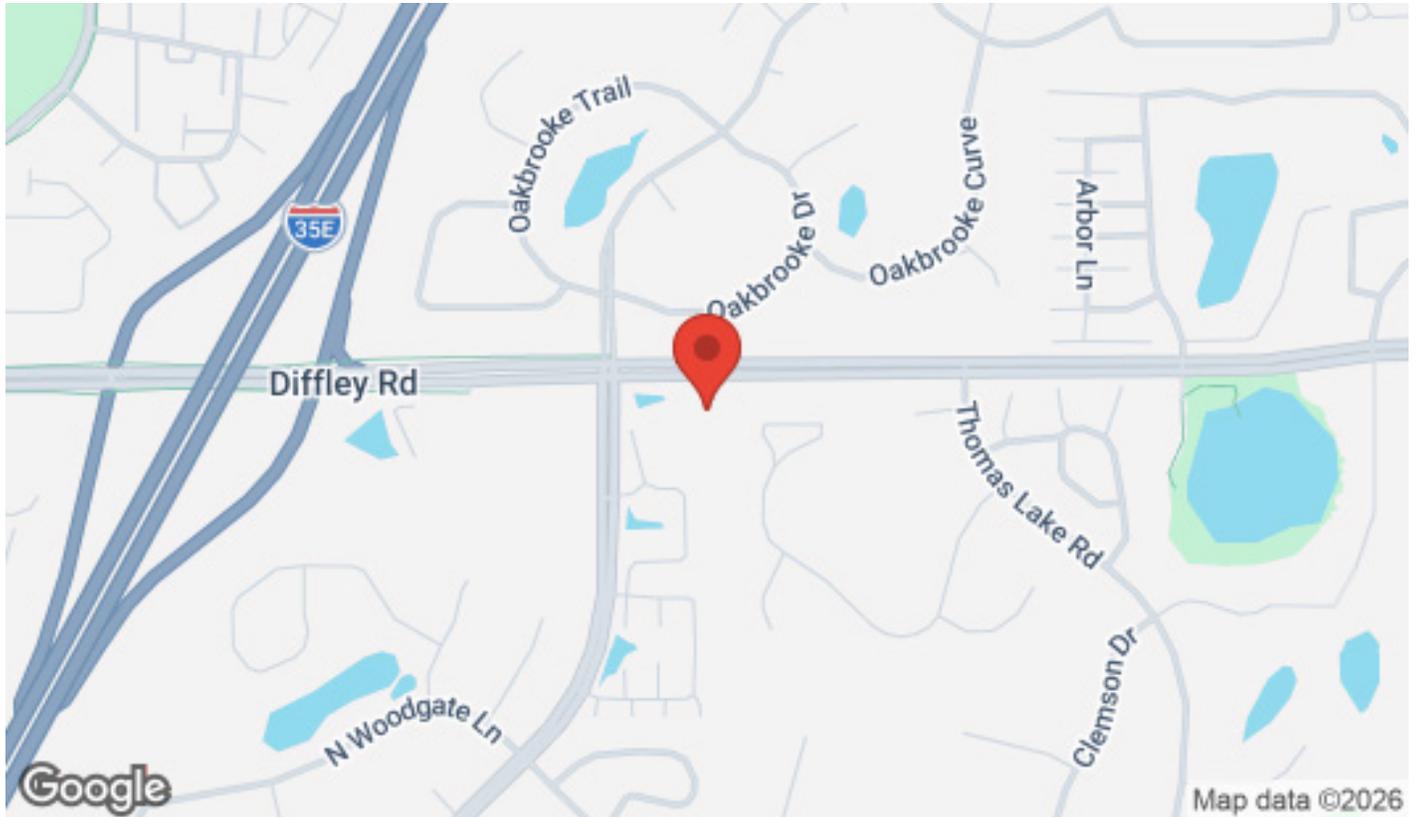
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# LOCATION MAPS:

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1629 LENA COURT



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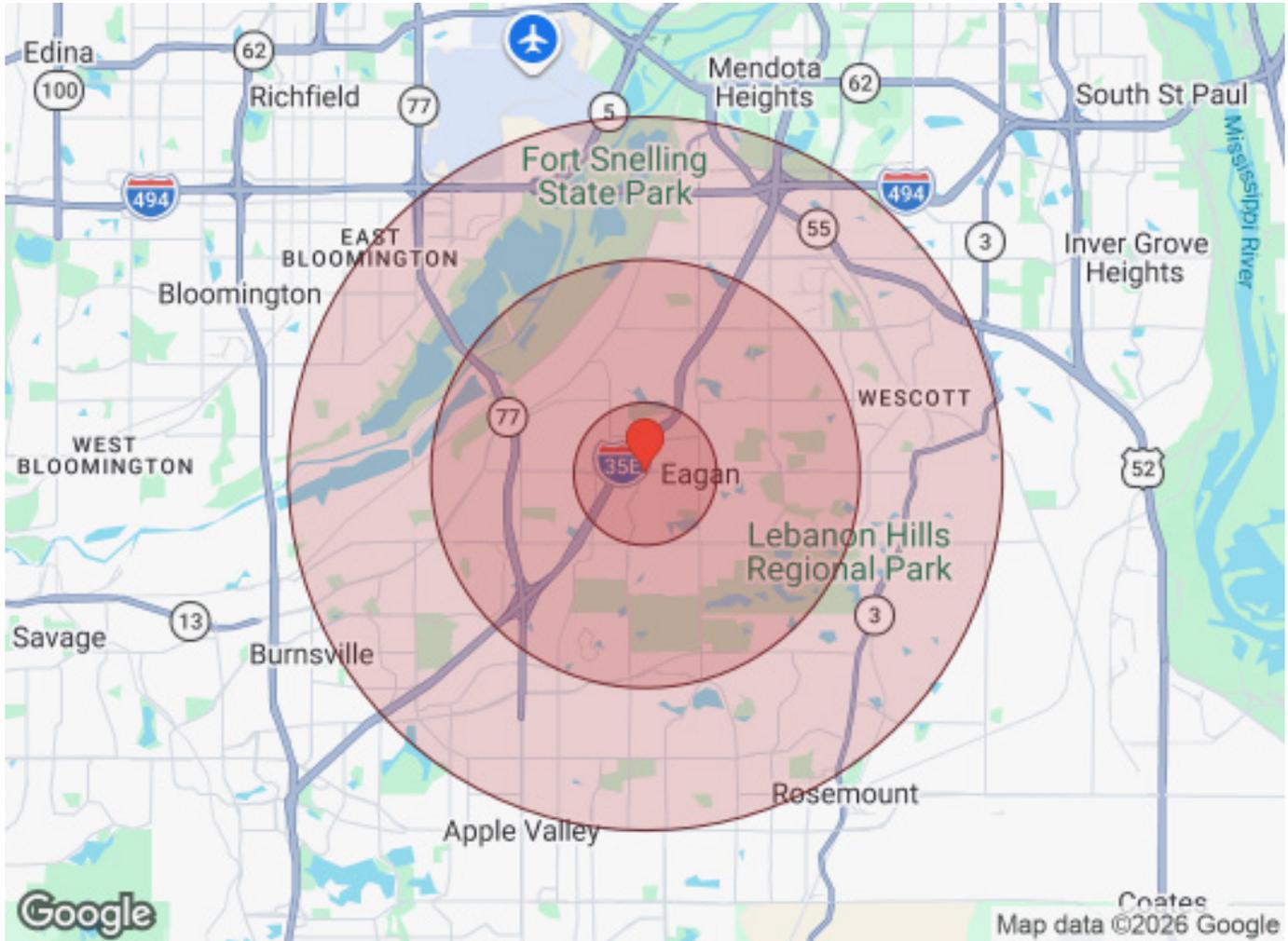
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# DEMOGRAPHICS:

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1629 LENA COURT



Population	1 Mile	3 Miles	5 Miles
Male	5,479	29,959	76,221
Female	6,042	31,277	77,963
Total Population	11,521	61,236	154,184

Age	1 Mile	3 Miles	5 Miles
Ages 0-14	2,254	12,362	31,240
Ages 15-24	1,485	8,184	21,207
Ages 55-64	1,607	8,071	19,853
Ages 65+	1,643	7,383	20,771

Income	1 Mile	3 Miles	5 Miles
Median	\$80,036	\$73,401	\$76,530
< \$15,000	162	1,159	3,071
\$15,000-\$24,999	137	1,118	3,651
\$25,000-\$34,999	274	1,792	4,713
\$35,000-\$49,999	696	3,490	7,420
\$50,000-\$74,999	933	5,032	11,665
\$75,000-\$99,999	931	3,782	9,535
\$10,000-\$149,999	806	4,649	11,297
\$150,000-\$199,999	476	1,940	4,734
> \$200,000	329	1,742	4,246

Housing	1 Mile	3 Miles	5 Miles
Total Units	5,041	26,241	63,681
Occupied	4,817	25,125	60,759
Owner Occupied	3,887	18,577	45,580
Renter Occupied	930	6,548	15,179
Vacant	224	1,116	2,922



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