

# BRANDON SQUARE MALL

Join New Tenants Orangetheory Fitness & Nadeau Furniture



## Available Spaces

<b><u>Space 1:</u></b>	4,502 SF
<b><u>Space 2:</u></b>	1,243 SF
<b><u>Building:</u></b>	48,213 SF
<b><u>Asking Rent:</u></b>	\$22.00 - \$25.00 Net PSF

### Demos (3 Miles):

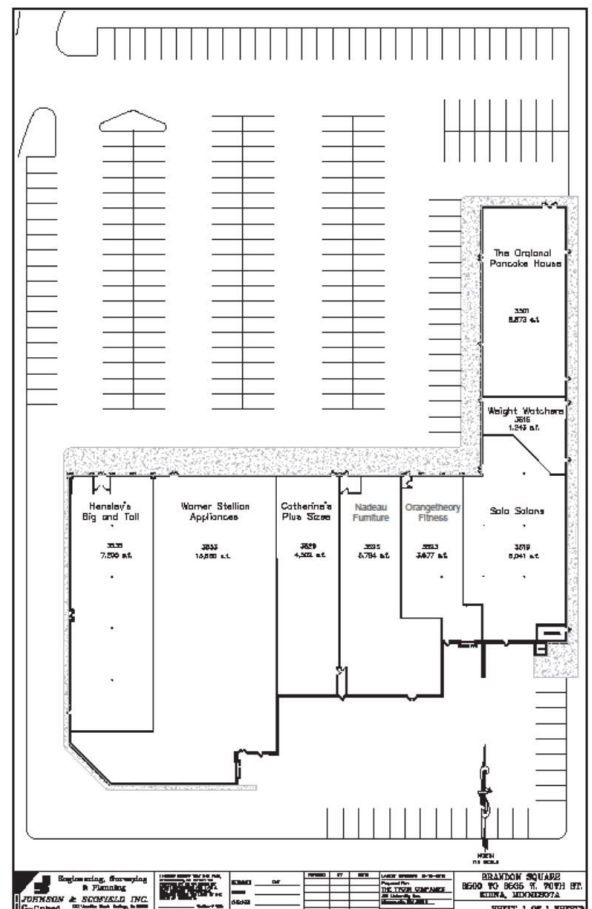
<b>Population:</b>	109,876
<b>Average HH Income:</b>	\$99,122
<b>Median Age:</b>	41.9

### Traffic Counts:

<b>W 70th St:</b>	9,300 vpd
<b>York Ave S:</b>	18,900 vpd

### Comments:

- Directly across from Edina Galleria.
- Near Southdale Mall.
- New tenants Orangetheory Fitness and Nadeau Furniture.



**3501-3535 West 70th St. | Edina, MN | 55435**

To view additional properties for sale or lease please visit: [www.upland.com](http://www.upland.com)

**Jamie Cohen**

612.465.8535

[jamie@upland.com](mailto:jamie@upland.com)



Look Upland. Where Properties & People Unite!

[www.upland.com](http://www.upland.com)

50 South 6th Street | Suite 1418  
Minneapolis, MN | 55402

Main: 612.332.6600  
Fax: 612.376.4489