

FOR SUBLEASE FORMER CARQUEST BUILDING

212 South Oak St | Sauk Centre, MN | 56378



Retail Space for Sublease

Chad Sturm

612.436.1122

chad@upland.com

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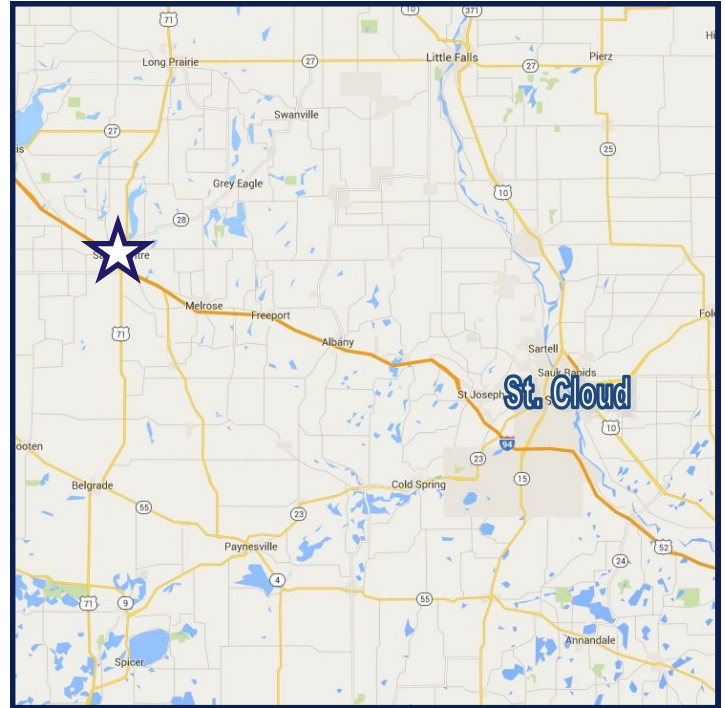
50 South 6th Street | Suite 1418
Minneapolis, MN | 55402

Main: 612.332.6600

Fax: 612.376.4489

PROPERTY INFORMATION

ADDRESS	212 Oak St. S
CITY, STATE	Sauk Centre, MN
BUILDING SIZE	6,086 SF
LOT SIZE	0.46 acre
SPACE AVAILABLE	6,086 SF
LEASE RATE	Negotiable
TAXES	\$0.82 PSF
PARKING / RATIO	15 Spaces
ZONING	C1
COUNTY	Stearns
YEAR BUILT	1958



DEMOGRAPHICS

	3-MILE	5-MILE	10-MILE
POPULATION	5,174	6,143	13,677
MEDIAN HH INCOME	\$44,227	\$45,858	\$50,241
AVERAGE HH INCOME	\$56,804	\$58,403	\$61,154
MEDIAN AGE	43	42.9	41.6

NEARBY RETAILERS

Geyerman's Department Store
Minnesota National Bank
Main Street Theatre
Jimmy's Pizza
Palmer House

TRAFFIC COUNTS

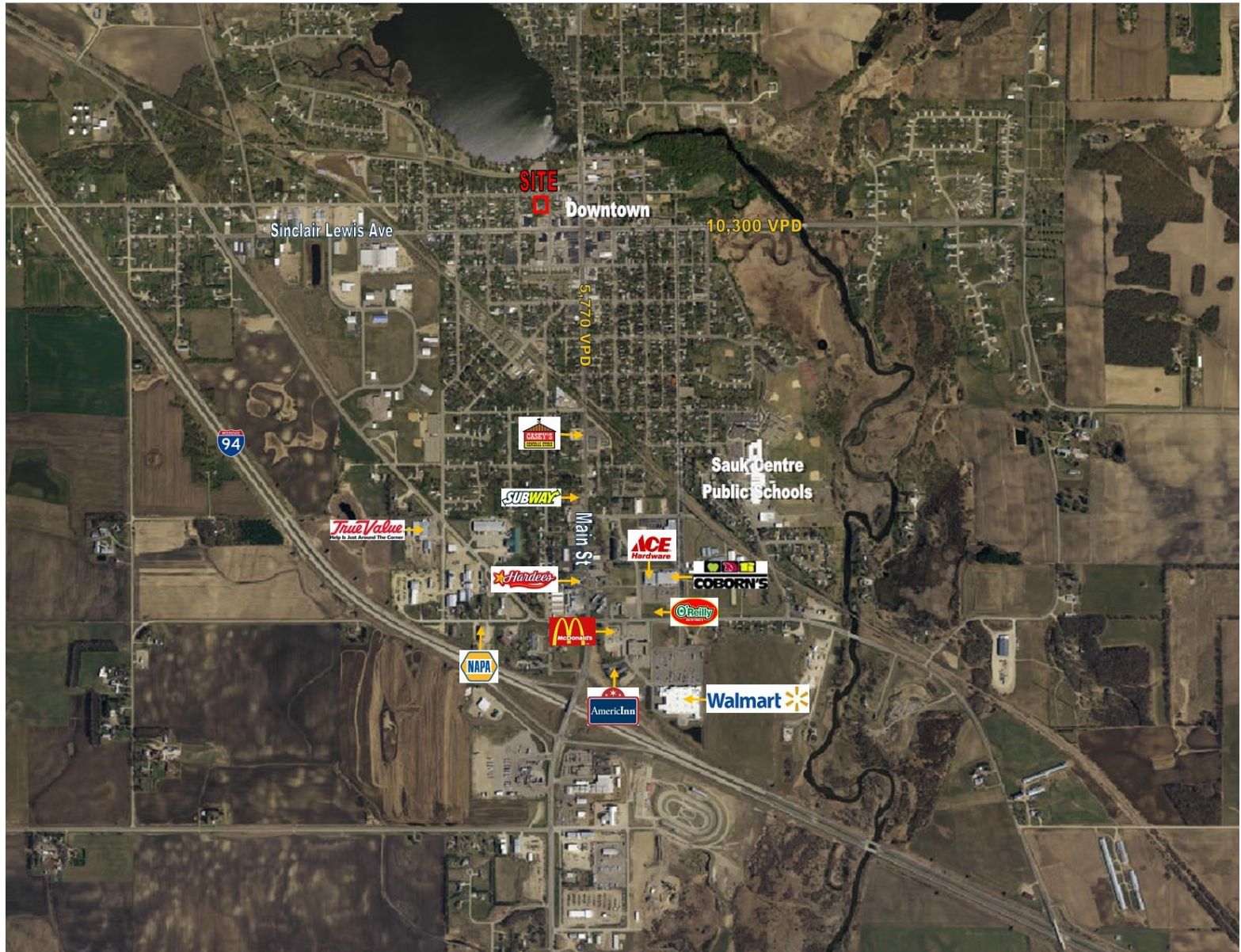
MAIN ST S	10,300 VPD
SINCLAIR LEWIS AVE	5,770 VPD

COMMENTS

- Former CarQuest auto parts building.
- Located one block off of Main Street in the downtown area of Sauk Centre.



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