

OAK PARK PLAZA

10731-10881 University Avenue NE, Blaine, MN 55434

Lease Incentive

8 MONTHS GROSS FREE RENT*

*Applies to spaces under 10,000 SF.
5-year minimum of base rent.
Offer expires 12/31/24.



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1,066 – 4,280 SF RETAIL SPACES AVAILABLE



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For information:

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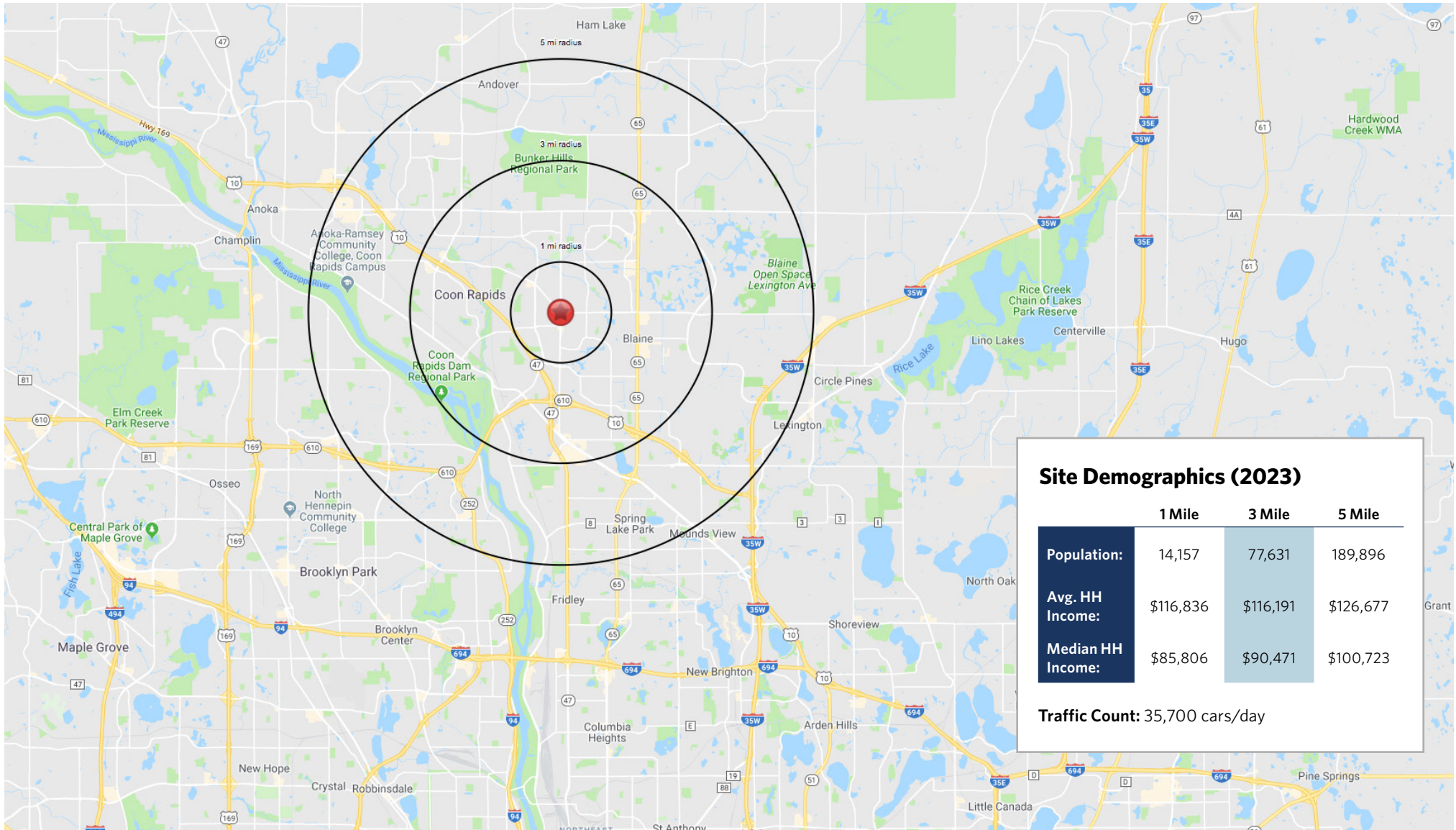
109th Avenue NE (14,300 cars per day)

University Avenue NE (21,400 cars per day)

UNIT	TENANT	SQ. FT.	UNIT	TENANT	SQ. FT.	UNIT	TENANT	SQ. FT.	UNIT	TENANT	SQ. FT.
A	Cub Foods	45,838	A13	Nice-N-Fit Nutrition	1,000	B13	Available	1,950	C07	Royal India	1,245
A01	Star Liquors	6,000	A14	Available	2,054	B14	Progressive Insurance	1,000	C09A	Blaine Veterinary Hospital	3,411
A02	Anytime Fitness	5,065	A15	Athena Nail Bar	1,600	B15	Available	1,066	C11	Bubble Tea - Deli	1,164
A08	Available	1,571	B01	Available	1,485	C01	Subway	1,006	C12	Great Clips	1,164
A10	Available	3,193	B04	Pet Supplies Plus	6,482	C02	Wing Joint	1,164	C13	Marco's Pizza	1,045
A12	Little Tailor	1,086	B08	Frattallone's ACE Hardware Store	11,692	C03-05	Available	4,280	Total Square Feet:		105,561

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Site Demographics (2023)

	1 Mile	3 Mile	5 Mile
Population:	14,157	77,631	189,896
Avg. HH Income:	\$116,836	\$116,191	\$126,677
Median HH Income:	\$85,806	\$90,471	\$100,723

Traffic Count: 35,700 cars/day

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