UPLAND
REAL ESTATE GROUP, INC.

FORMER SPEEDWAY
906 S Rum River Dr
Princeton, MN
For Lease

50 South 6th Street
Suite 1418
Minneapolis, MN
612.332.6600
www.upland.com

Look Upland. Where Properties & People Unite!

CHAD STURM
612.436.1122
CHAD@UPLAND.COM

KIRBY PIERI
612.465.8523
KIRBY@UPLAND.COM

ADDRESS	906 S Rum River Dr
CITY, STATE	Princeton, MN
SPACE AVAILABLE	3,520 SF
LOT SIZE	1.52 Acres
SALE PRICE	Negotiable
LEASE RATE	$19.00/PSF
TAX 2025	$18,974.00
YEAR BUILT	1996
COUNTY	Sherbume
PARKING	18 Surface Stalls

HIGHLIGHTS

- Well located just off Highway 169 with direct access on South Rum River Drive.
- With the fuel pumps removed the property is well-positioned for a variety of single tenant users.
- Drive-thru opportunity
- Fuel pumps, tanks, & canopies removed.

2024 DEMOGRAPHICS	1-MILE RADIUS	3-MILE RADIUS	5-MILE RADIUS
POPULATION	2,721	8,757	14,072
MEDIAN AGE	40.5	40.6	40.4
MEDIAN HH INCOME	$58,261	$74,828	$85,985
AVERAGE HH INCOME	1$79,655	$87,160	$97,929

MINNESOTA 95
ST. CLOUD
28 MILES
ALDI
verizon
Walmart
Culver's
Mille Lacs
County
Fairgrounds
Pinceton Primary
School - 720 Students
Princeton
Business Park
169
BREMER BANK
usbank
Holiday
Casey's
Princeton
Municipal
Airport
TUCS
17,500 VPD
O'Reilly AUTO PARTS
Pizza Hut
Blaze CREDIT UNION
PAPA MURPHY'S
DOLLAR TREE
Princeton
Golf Course
Fairview
HEALTH SERVICES
KWIK TRIP
SITE
AmericInn
Caribou COFFEE
COBORN'S
DQ
15,800 VPD
CRYSTAL CABINET WORKS
BURGER KING
taco john's
abra
Princeton Industrial Park
In 2023 recieved a grant to expand, estimated 801 new jobs & $63 million in private development
Princeton City
Water Waste
TWIN CITIES
50 MILES

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