

LAND PARCEL NEXT TO DAIRY QUEEN

2200 1st St S

Willmar, MN 56201

For Sale or Ground Lease

KwikTrip

1st St S 16,700 VPD



Cub
FOODS



SITE

GRIZZLYS
WOOD-FIRED GRILL & BAR



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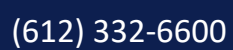
ADDRESS	2200 1st St S
CITY, STATE	Willmar, MN 56201
LOT SIZE	1.1 Acres
APPROX. SIZE	8,495 + 39,455 = 47,950 SF
SALE PRICE	Negotiable
SURVEY	See Attached
LEASE RATE	Negotiable

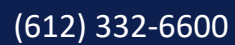


HIGHLIGHTS

- Best trade area in Willmar, MN
- Near medical and retail
- Multiple national retailers
- Connector between trade areas

	1-MILE RADIUS	3-MILE RADIUS	5-MILE RADIUS
POPULATION	5,699	20,788	23,400
MEDIAN AGE	35.0	34.6	34.8
MEDIAN HH INCOME	\$65,164	\$66,831	\$68,784
AVERAGE HH INCOME	\$74,060	\$80,710	\$84,442







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