

RUM RIVER CROSSINGS

440 Bunker Lake Blvd, Suite 106

Anoka, MN

4,000 SF END-CAP SPACE

2nd GEN RESTAURANT



- ◆ Space Information: 4,000 SF, 2nd Gen Restaurant Space, Patio, Walk-in Cooler
- ◆ North & South Bound Access on St. Francis Blvd.
- ◆ Shopping Center built in 2003.
- ◆ Tenants: Slippin’ Jimmy, Better Life Wellness, Fantastic Sams, Envy Nails, Rising Phoenix Dance Studio, Chanticlear Pizza, China Wok, H&R Block, Kuss Chiropractic

◆ Neighbors: Wendy’s, Dollar Tree, Jimmy John’s, Speedway

<u>2025 Estimated Demographics:</u>	<u>1 Mile</u>	<u>3 Miles</u>	<u>5 Miles</u>
Population	5,047	51,210	119,071
# of Households	1,851	19,977	45,127
AVG HH Income	131,252	\$133,211	\$141,035

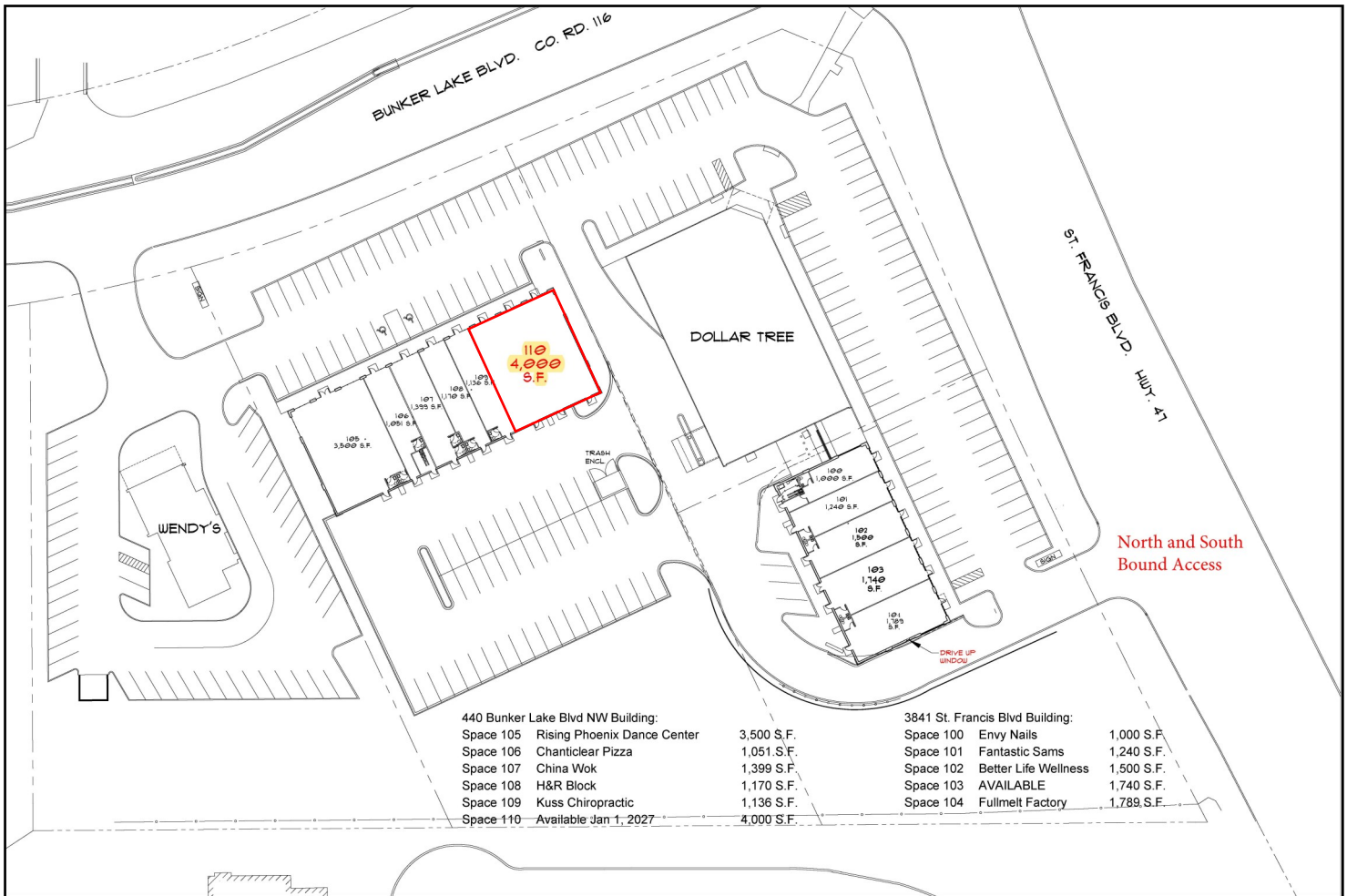
◆ Traffic Counts per day: 22,723 (2024)

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 SDC Retail Properties
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Over 40 Years of
 Shopping Center Development,
 Management and Leasing!



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440 Bunker Lake Blvd NW Building:

Space 105	Rising Phoenix Dance Center	3,500 S.F.
Space 106	Chanticlear Pizza	1,051 S.F.
Space 107	China Wok	1,399 S.F.
Space 108	H&R Block	1,170 S.F.
Space 109	Kuss Chiropractic	1,136 S.F.
Space 110	Available Jan 1, 2027	4,000 S.F.

3841 St. Francis Blvd Building:

Space 100	Envy Nails	1,000 S.F.
Space 101	Fantastic Sams	1,240 S.F.
Space 102	Better Life Wellness	1,500 S.F.
Space 103	AVAILABLE	1,740 S.F.
Space 104	Fullmelt Factory	1,789 S.F.

North and South Bound Access