



Retail or Office Space for Lease

1444 147th Ave NE, Ham Lake MN 55304

Details

- Great access and visibility on Hwy 65
- Suite 500 – 1,255 RSF Wide open, inline
- 2.9 Acre site with 98 parking stalls
- Located at high traffic intersection: Hwy 65 (Central Avenue) & Andover Blvd/147th
- Signalized intersection
- 35,568 vehicles per day (2024)
- Pylon and Building signage available
- Generous tenant improvement allowance

Lease Rate: \$15.00/SF NNN
CAM/TAX: \$7.38/SF (2026)

FOR MORE INFORMATION, CONTACT

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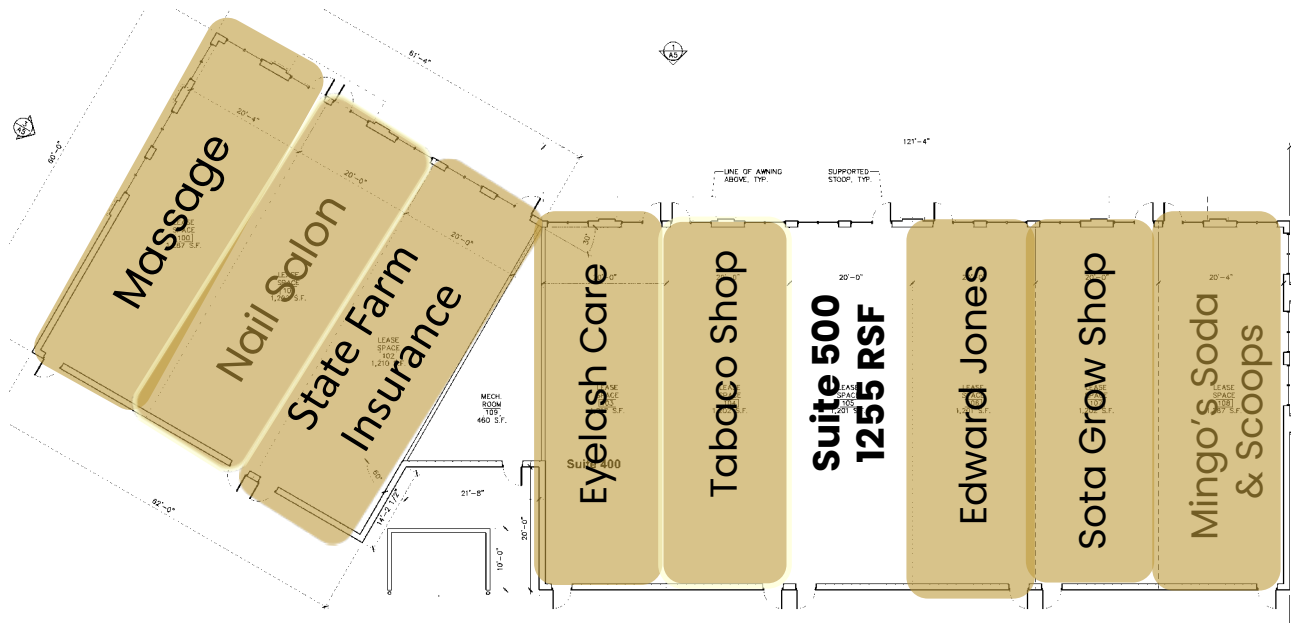
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DEMOGRAPHICS (2024)

1 mile

3 miles

5 miles

Total Population

1,879

26,985

101,266

Total Households

646

9,118

34,959

Average Household Income

\$141,219

\$141,931

\$133,747