



**NORTH BRANCH MARKETPLACE**  
Retail For Lease | 5418-5466 St. Croix Trail | North Branch, MN

OWNED BY:  
**SLATE**

MANAGED BY:  
*PineTree*™

# PROPERTY SUMMARY

**LOCATION:** 5418-5466 St. Croix Trl | North Branch, MN  
**BUILDING GLA:** 72,895 sq. ft.  
**DESCRIPTION:** Neighborhood Center

## AVAILABILITY

**SUITE 107:** 2,880 SF  
**CAM + TAX:** \$9.05 psf Total 2026 est.

## TRAFFIC COUNTS

**HWY 95:** 22,227 vpd  
**INTERSTATE 35:** 37,500 vpd

## DEMOGRAPHICS

| RADIUS:                   | 1 MILE   | 3 MILE   | 5 MILE   |
|---------------------------|----------|----------|----------|
| <b>Population</b>         | 3,126    | 10,957   | 13,317   |
| <b>Daytime Population</b> | 1,787    | 4,303    | 4,677    |
| <b>Median HH Income</b>   | \$64,615 | \$82,025 | \$83,461 |
| <b>Average HH Income</b>  | \$77,624 | \$93,383 | \$95,653 |

## TRADE AREA TENANTS



### contacts RETAIL LEASING

**Tom Palmquist** • 952 381 5538 • tom.palmquist@transwestern.com  
**Janet Olson** • 612 359 1681 • janet.olson@transwestern.com

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MANAGED BY:



# PROPERTY SITE PLAN



REALTY  
RESOURCES  
MEMBER

| SUITE      | TENANT               | SQ. FT.      |
|------------|----------------------|--------------|
| 1          | County Market        | 53,011       |
| 100        | Dickies BBQ          | 1,920        |
| 101        | Fantastic Sam's      | 1,323        |
| 102        | H&R Block            | 1,210        |
| 103        | Sky Nails & Spa      | 1,211        |
| 104-106    | Don Julio            | 4,320        |
| <b>107</b> | <b>Available</b>     | <b>2,880</b> |
| 109        | Tomo Hibachi & Sushi | 1,440        |
| 110        | Wireless Zone        | 1,404        |
| 111        | Jersey Mike's        | 1,336        |
| 112        | North Branch Liquors | 2,840        |



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