

CHAMPLIN MARKETPLACE

11401-11468 Marketplace Drive, Champlin, MN 55316



Inland Real Estate Corporation

Property Highlights

GLA: 88,577 SF

- Located along US Highway 169, the primary north-south thoroughfare in Champlin
- Limited competition due to a large park reserve to the west and the Mississippi River to the north and east
- Anchored by Cub Foods



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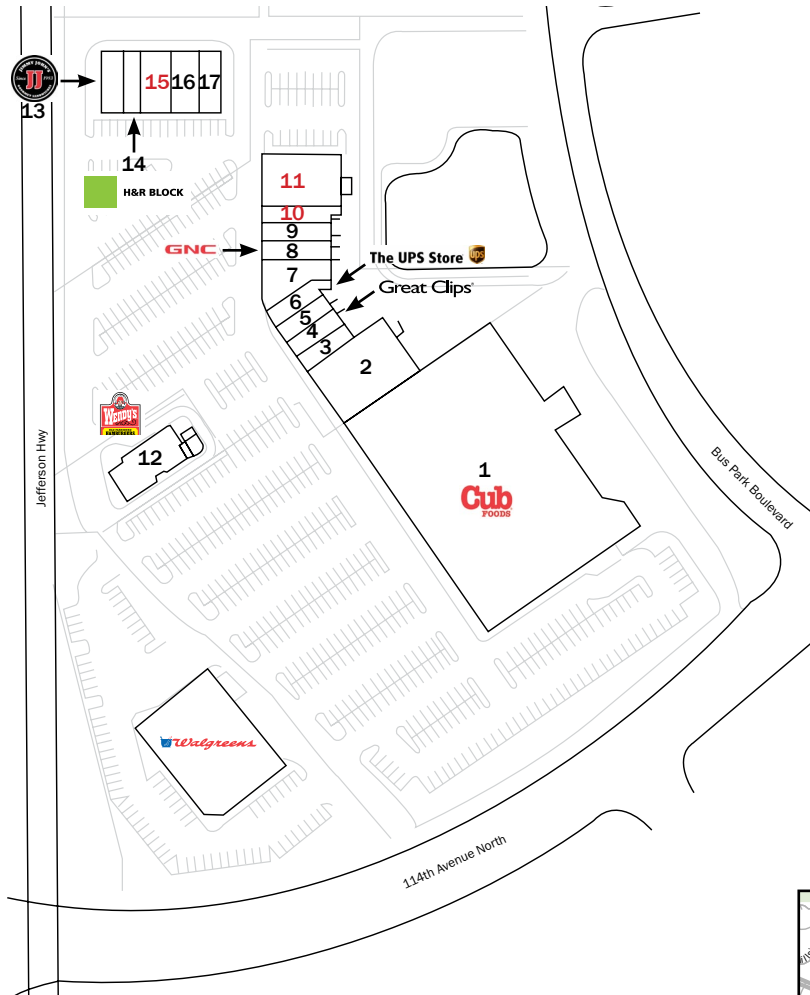


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STORE LISTING

GLA: 88,577 SF

Unit #	Address/Suite	Sq. Ft.	Tenant
1	11401	57,120	Cub Foods
2	11420	7,000	MGM Liquor Warehouse
3	11424	1,200	MTM Cleaners & Tailors
4	11428	1,200	Great Clips
5	11432	1,200	MTM Outlet
6	11436	1,200	The UPS Store
7	11440	2,397	Enjoy China Restaurant
8	11444	1,400	GNC
9	11452	1,400	Sharp Vision
10	11456	1,400	Available
11	11464	4,800	Available
12	11406	3,393	Wendy's
13	11468/100	1,557	Jimmy John's
14	11468/200	1,333	H&R Block
15	11468/300	1,909	Available
16	11468/500	1,904	Style Nails
17	11468/600	1,557	Midwest Cellular



Information given in this presentation is subject to verification and no liability for errors or omissions is assumed.

Items in blue are owned by others

Demographics 2012 Estimate

- Resident Population	- Average HH Income	- Households
1 Mile 8,358	1 Mile \$93,893	1 Mile 2,962
3 Mile 59,477	3 Mile \$79,253	3 Mile 22,392
5 Mile 155,912	5 Mile \$77,334	5 Mile 58,201

Traffic Counts

33,000 CPD - US Hwy 169

