

FOR LEASE

# GATOR INVESTMENTS KNOLLWOOD VILLAGE

8906 - 8950 HIGHWAY 7 | ST. LOUIS PARK, MN 55426



## PROPERTY OVERVIEW

- Anchored by Target (not owned), Dollar Tree, Five Below, Aldi & Advance Auto Parts
- GLA of +/-56,289 SF

## LOCATION OVERVIEW

- Located west of Minneapolis
- Nearest Intersection: West 36th Street & Boone Avenue
- Hennepin County
- Traffic Count: 37,000 AADT

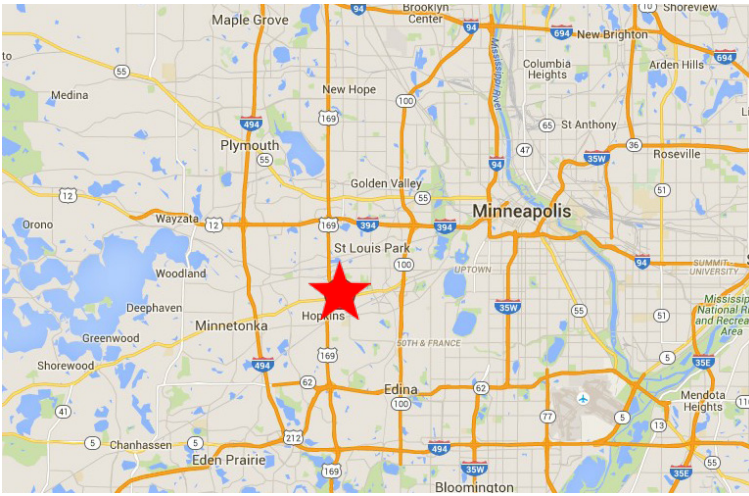
[www.GatorInvestments.com](http://www.GatorInvestments.com)

7850 NW 146th Street, 4th Floor | Miami Lakes | FL 33016

James A. Goldsmith, Lic. Real Estate Broker

**LEASING INFO: 877.459.9605**

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## DEMOGRAPHICS

• 2021

**8906 - 8950 HIGHWAY 7  
ST. LOUIS PARK, MN 55426**

TRADE AREA	1 MILE	3 MILE	5 MILE
POPULATION	15,754	100,194	232,382
AVG. HH INCOME	\$94,315	\$120,291	\$143,336
AVG. AGE	38	40	41



Owned and Operated By A  
**GATOR**  
Affiliated Company

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