

FOR SALE



RIVER BEND PLAZA – Windom, MN

RETAIL MALL

SPECS

Rentable Space:	13,500 SF
Site Size:	1.5 Acres
Lease Rate	\$2,100,000.00
Terms:	Cash
Zoning:	Commercial
Occupancy:	Fully Leased
Year Built:	2008
Cap Rate	7.5%

FEATURES

- ⇒ Fully Leased Medical Strip Center.
- ⇒ 10 year leases, with escalators.
- ⇒ Prime location at south gateway to Windom.
- ⇒ Good traffic count – 11,700 cars per day.
- ⇒ Owner is Licensed Real Estate Broker in SD.

Tenants

- | | |
|---------------------|----------|
| ⇒ Sanford Health | 7,500 SF |
| ⇒ Lewis Family Drug | 4,000 SF |
| ⇒ Orthodontist | 2,000 SF |



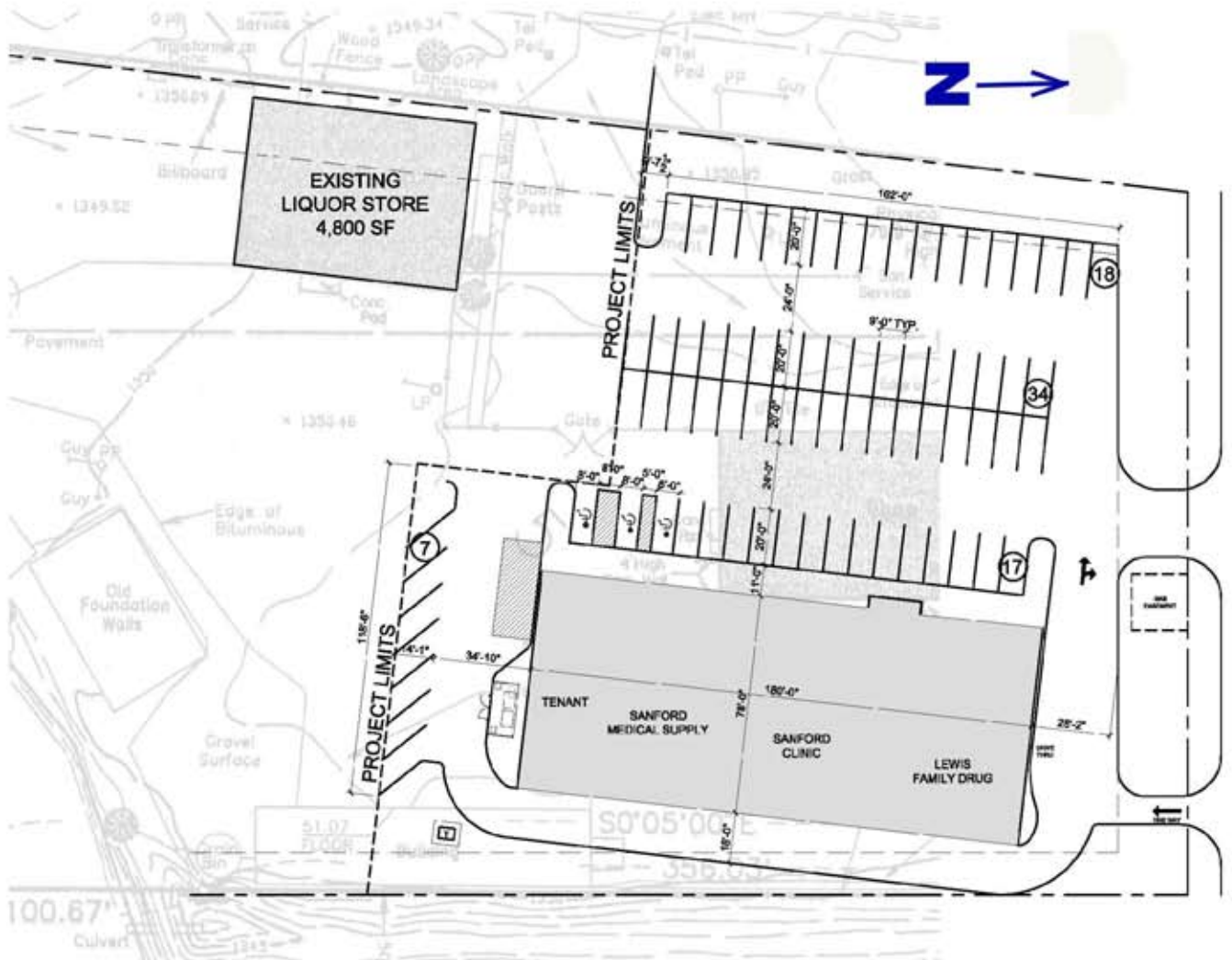
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Information Deemed Reliable But Not Guaranteed.

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Sioux Falls, SD 57104
www.cirruscommercial.com

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River Bend Plaza
US Hwy. 71 & 6th Street
Windom, MN
Site Map

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