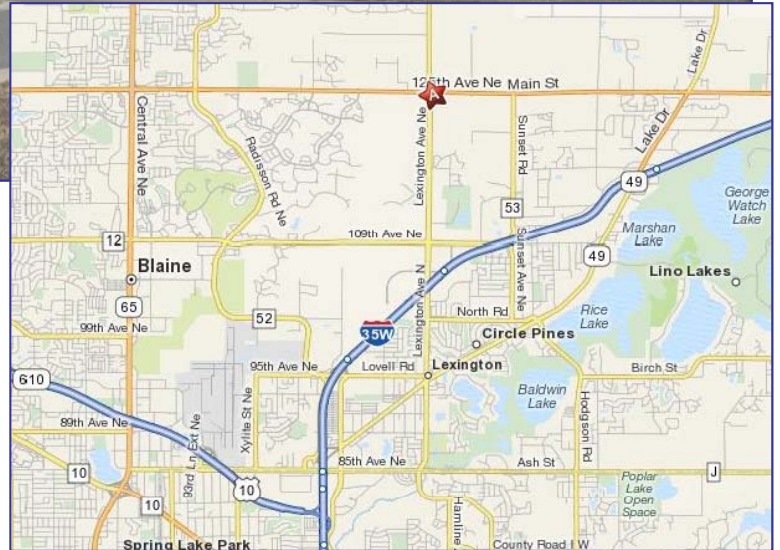


FOR SALE

12475 Lexington Ave N Blaine, MN



PROPERTY FEATURES

- Operating Convenience store in the path of development!
- Busy corner of Lexington Ave & County Road 14
- 3,600 sq ft store on approximately 1.52 acres
- (3) self serve islands
- 10,300 vehicles per day on Lexington, 8,500 vehicles per day on Cty Rd 14
- Business, Land & Building
- Call for financials

SALE PRICE: \$2,150,000

For More Information Contact: MARTY FISHER
PREMIER COMMERCIAL PROPERTIES, INC.

6897 139th Lane NW Ramsey, MN 55303

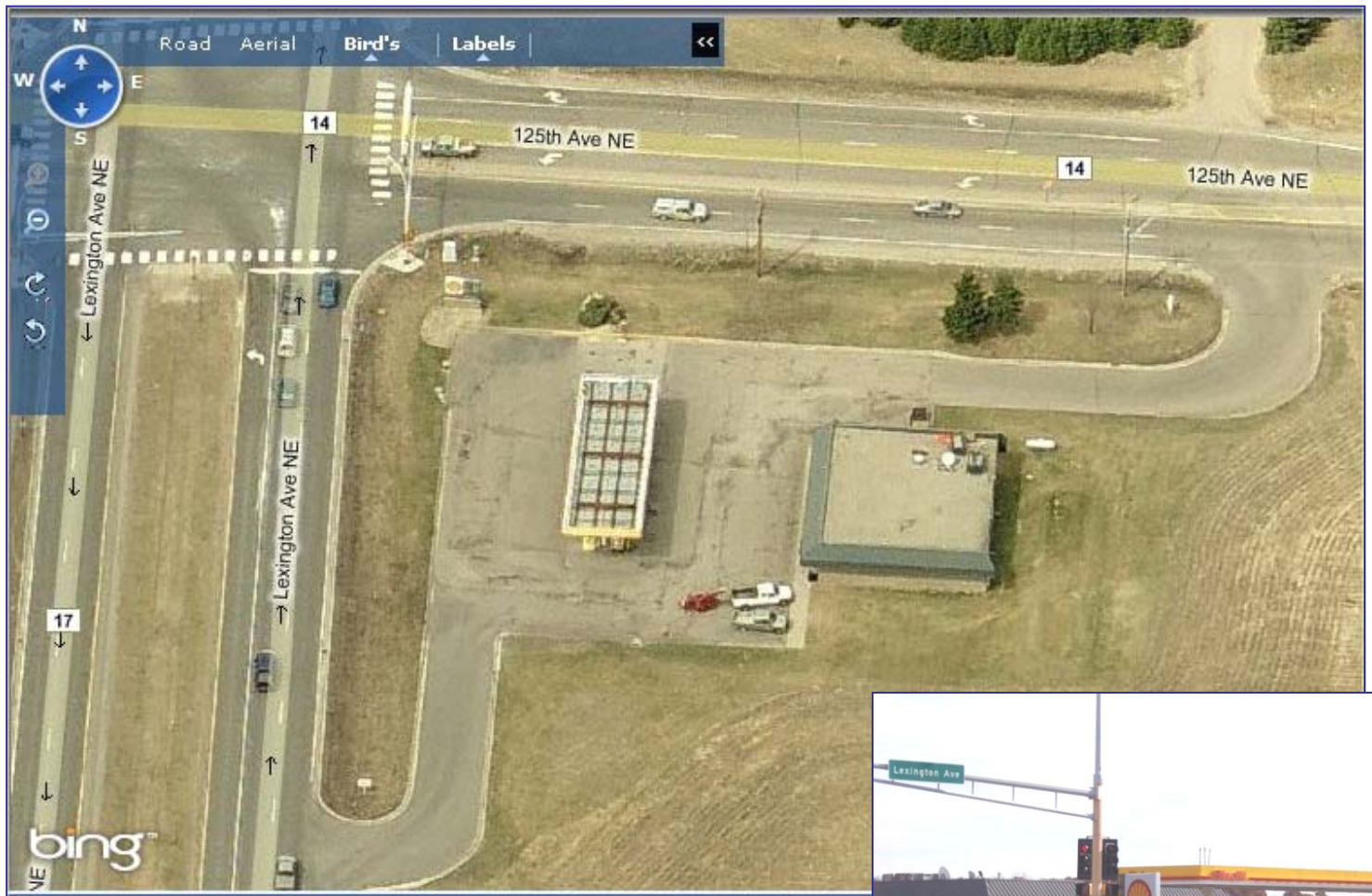
763.862.2005

www.premiercommercialproperties.com



FOR SALE

12475 Lexington Ave N Blaine, MN



DEMOGRAPHICS (2009)

	1 mile	3 miles	5 miles
Population	258	20,732	74,274
Total Households	91	6,340	25,269
Total Families	78	5,282	19,729
Average Household Income	\$121,947	\$108,173	\$100,777

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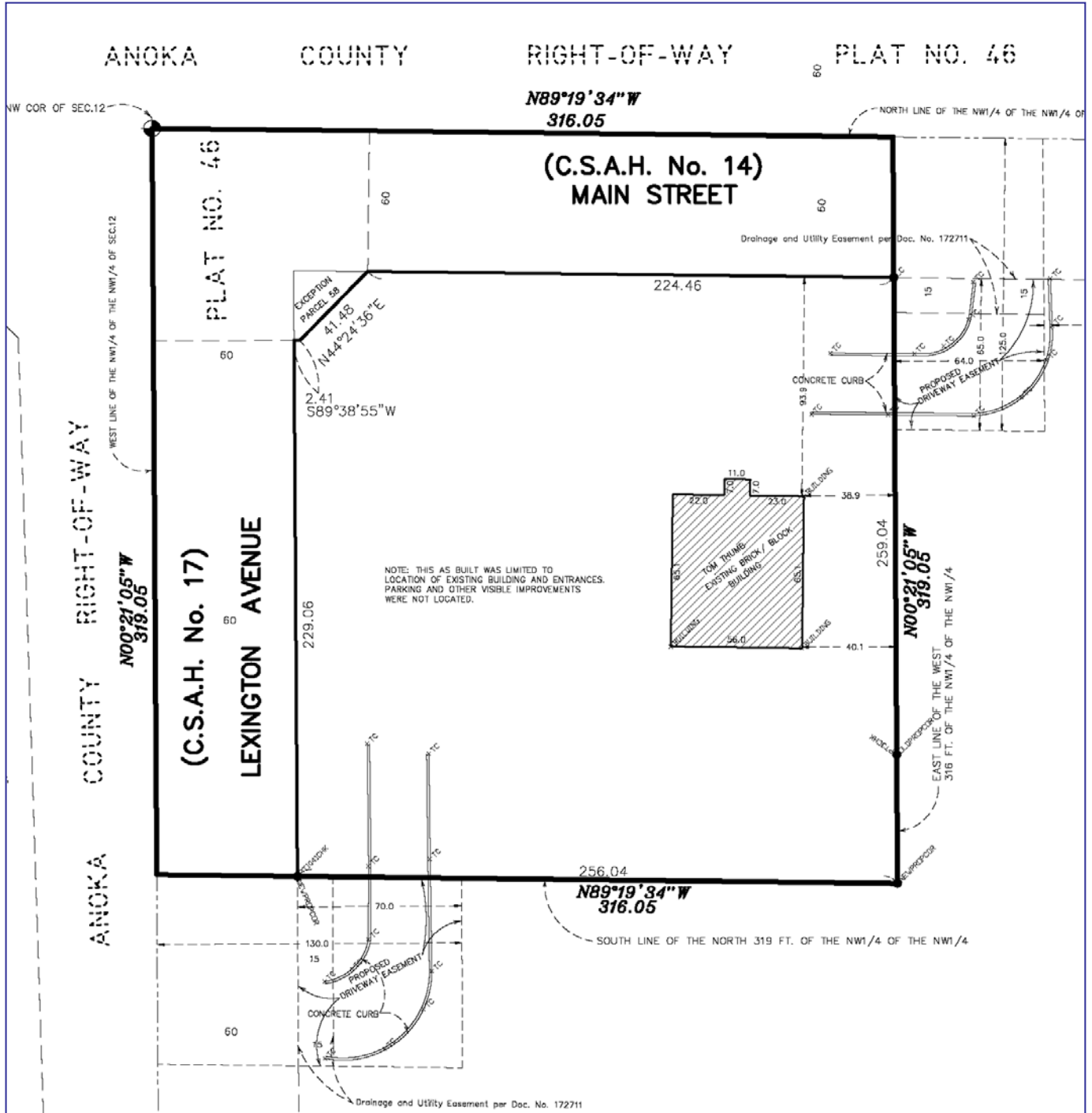
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Survey



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