UNION CROSSINGS

1417 EAST 7TH ST, MONTICELLO, MN 55362

PROPERTY DETAILS

Total Square Footage: 29,805 SF

PROPERTY DESCRIPTION

Union Crossing is a 29,805 SF regional power center anchored by Five Below, and shadow-anchored by Home Depot, Target, Marshalls and PetSmart.

The Center includes a multi-tenant outparcel building with a mix of nation retailers including Caribou Coffee, Fantastic Sam's, and Verizon.

The Center also includes three (3) outparcels and a developable inline pad.

DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Total Population	20,768	33,413	117,593
Average Household Income	$90,594	$101,126	$112,387
2023 Household Estimate	7,487	11,778	40,633

TENANTS

five BELOW
verizon
Fantastic Sams
Caribou COFFEE
FIREHOUSE SUBS

For more information contact: Kevin Donegan | kevind@rcgventures.com | 404.665.1126
www.rcgventures.com

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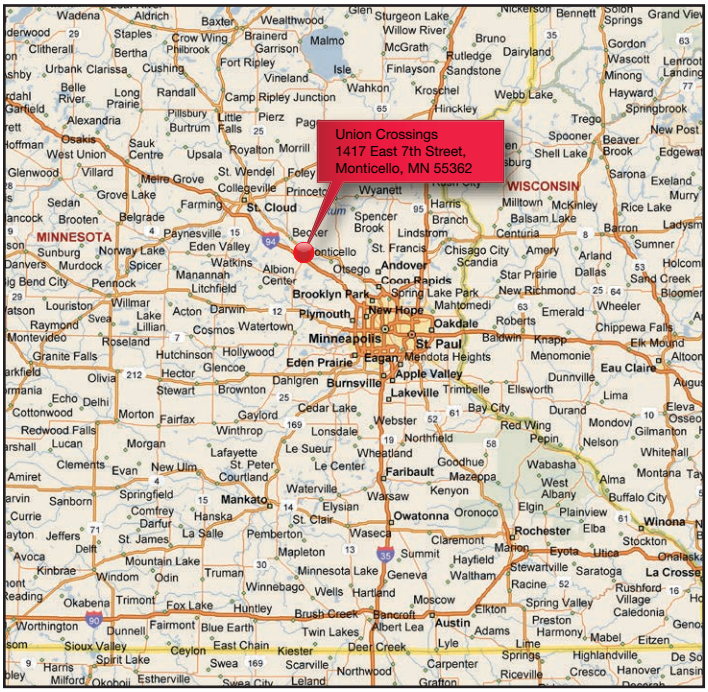

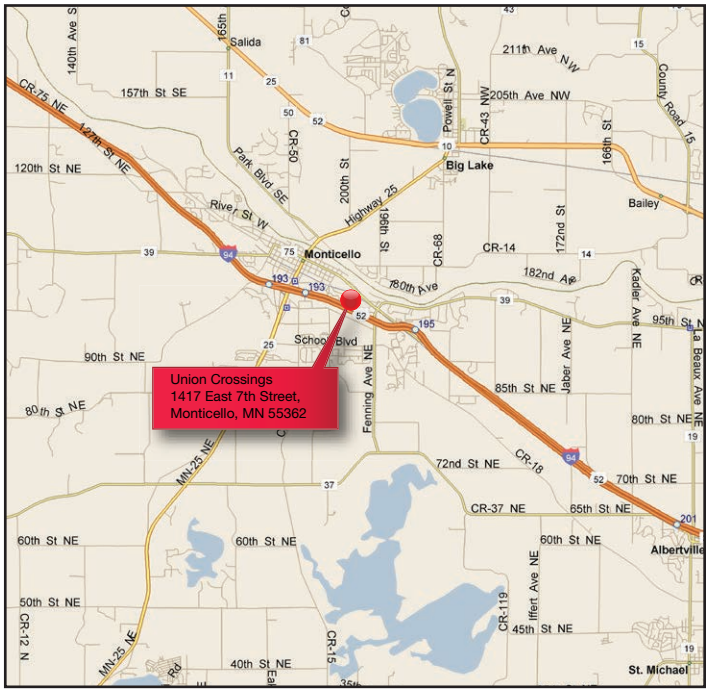

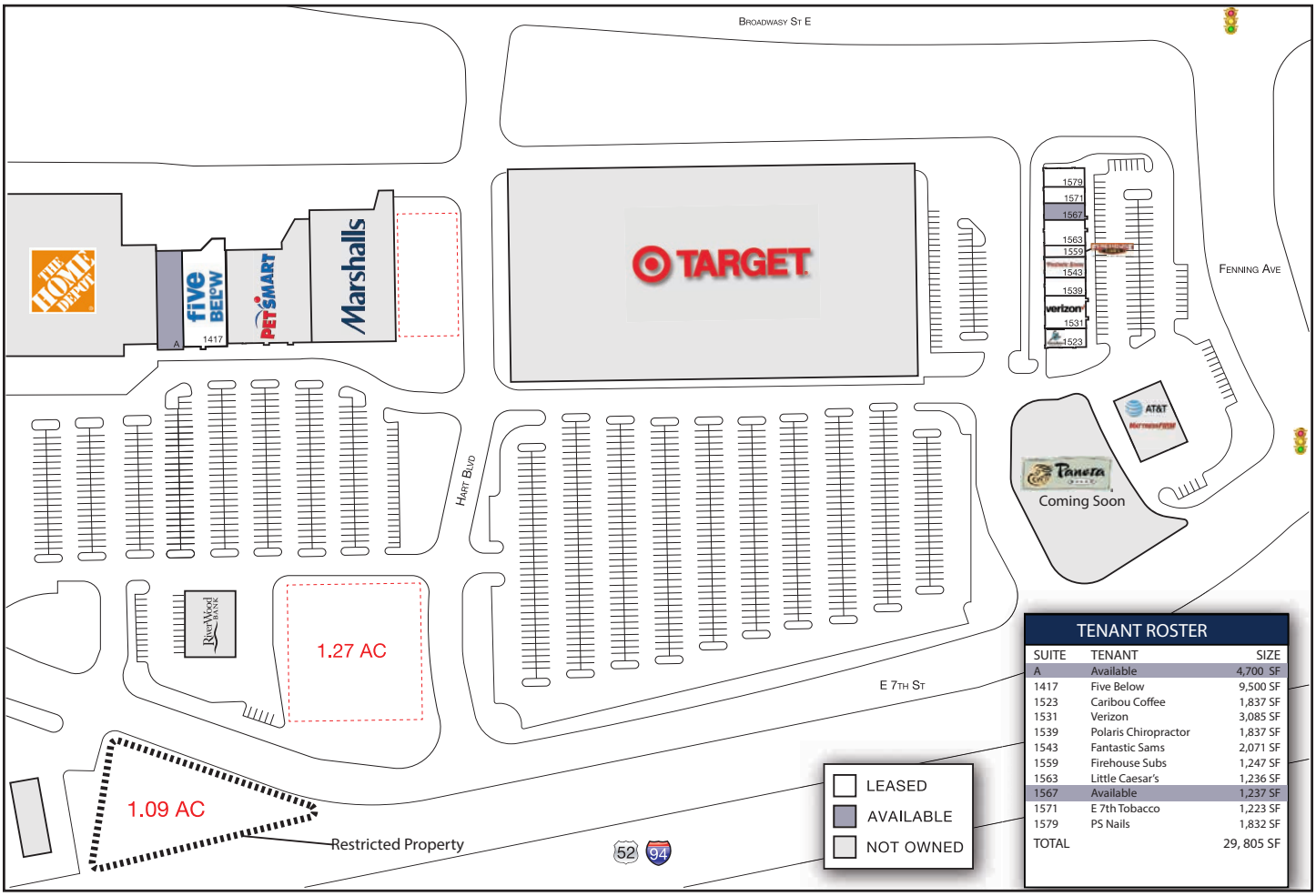

TENANT ROSTER

SUITE	TENANT	SIZE
A	Available	4,700 SF
1417	Five Below	9,500 SF
1523	Caribou Coffee	1,837 SF
1531	Verizon	3,085 SF
1539	Polaris Chiropractor	1,837 SF
1543	Fantastic Sams	2,071 SF
1559	Firehouse Subs	1,247 SF
1563	Little Caesar's	1,236 SF
1567	Available	1,237 SF
1571	E 7th Tobacco	1,223 SF
1579	PS Nails	1,832 SF
TOTAL		29, 805 SF

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