

1300 HUMISTON AVE.

1300 HUMISTON AVE., WORTHINGTON, MN 56187

PROPERTY SUMMARY



PROPERTY DESCRIPTION

Strong visibility on the southeast corner of Oxford St and Humiston Ave with up to 1600 Sq Ft available

PROPERTY HIGHLIGHTS

OFFERING SUMMARY

Lease Rate:	Negotiable
Number of Units:	3
Available SF:	1,607 SF
Building Size:	4,807 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	2,189	4,754	5,336
Total Population	6,587	12,810	14,304
Average HH Income	\$52,760	\$60,457	\$61,555

LOCATION DESCRIPTION

Legacy Commercial Property has commercial real estate available at 1300 HUMISTON AVE in Worthington, MN. This well-managed retail or office space has great visibility on the SE corner of Oxford St & Humiston Ave with up to 1600 SF available for lease. The building is in a well-established area with excellent on-site parking, over 40 spaces. The 4,800 SF building sits near the heart of the Worthington business district and is ready for its next generation of retail. This property is a well-known retail staple of the Worthington community for years and offers landmark recognition & captivating signage. Give our Nobles County commercial leasing agents a call at (847) 904-9200 to learn more about this prime leasing opportunity for a restaurant, fast food, health care center and more. This is the perfect opportunity to grow your business' footprint on the SE corner of Oxford St & Humiston Ave.

Presented By:

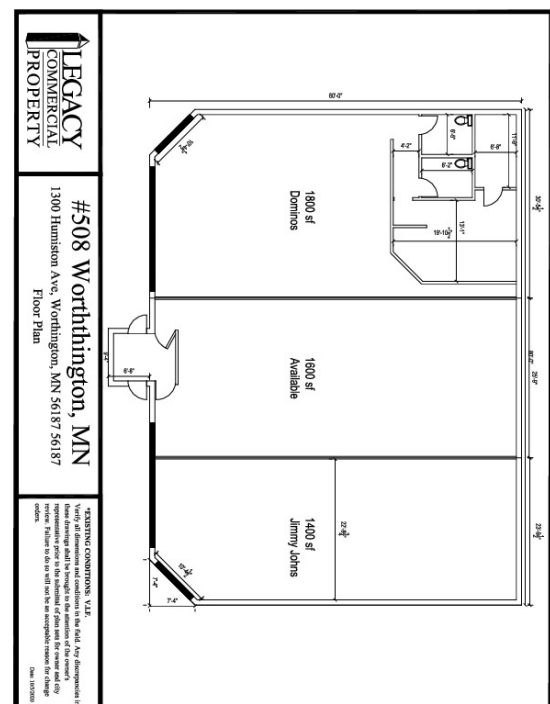
Legacy Commercial Property

847.904.9200

info@legacypro.com

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A photograph of a commercial building with a green metal roof and a brick base. The building features three storefronts. On the left is a Domino's pizza restaurant with its logo and a 'NOW HIRING' sign. In the center is a Family Video store with a large sign above the entrance. On the right is a Jimmy John's sandwich shop with its logo and the name 'JIMMY JOHN'S' in large letters. A tall, square, textured pillar stands in front of the building. Several cars are parked in the lot, including a dark sedan, a blue car, a black car, and a yellow SUV. The sky is clear and blue.



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RENT ROLL

SUITE	TENANT NAME	SIZE SF	% OF BUILDING	PRICE / SF / YEAR	MARKET RENT	MARKET RENT / SF	ANNUAL RENT	LEASE START	LEASE END
A	Dominos	1,800 SF	37.45%	-	-	-	-	-	-
B	Vacant	1,607 SF	33.43%	-	-	-	-	-	-
C	Jimmy Johns	1,400 SF	29.12%	-	-	-	-	-	-
TOTALS		4,807 SF	100%	\$0.00	\$0	\$0.00	\$0		
AVERAGES		1,602 SF	33.33%	\$NAN	\$NAN	\$NAN	\$NAN		

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