

FOR SALE

1.17 & 0.99 Acre Walmart Outparcels

RETAIL



PROPERTY INFO

**1303 CHARLES ST.
PARK RAPIDS, MN 56470**

**STORE # 4244
GOOSE UNIT # 90 & # 91**

- + Lot 1 - 1.17 acres
- + Lot 2 - 0.99 acres
- + Lot 1 Parcel ID - 324294100
- + Lot 2 Parcel ID - 324294200
- + ZONING Commercial Land & Buildings
- + Lots can be combined for a total of 2.16 acres.
- + Near Park Rapids residential population.
- + Hwy-34 is the main arterial connecting Detroit Lakes and Walker.



Total Population

5 Minutes	4,480
10 Minutes	8,100
15 Minutes	11,789

Number of Households

5 Minutes	2,115
10 Minutes	3,610
15 Minutes	5,219

Average HH Income

5 Minutes	\$61,558
10 Minutes	\$68,554
15 Minutes	\$71,563

Source: Esri, 2020 Estimates

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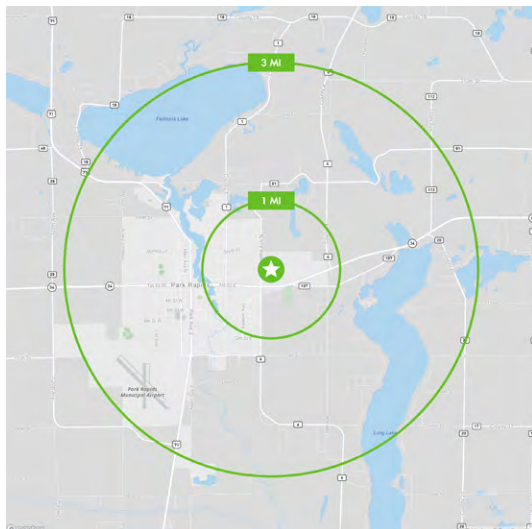
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RETAIL

RETAIL TRADE AREA



Demographics

	1 Mile	3 Miles	5 Miles
Total Population	1,559	5,590	7,583
Number of Households	718	2,595	3,398
Average HH Income	\$63,468	\$63,653	\$67,627

Source: Esri, 2020 Estimates