

**Crystal, MN 55429**

99-355 Willow Bend Road

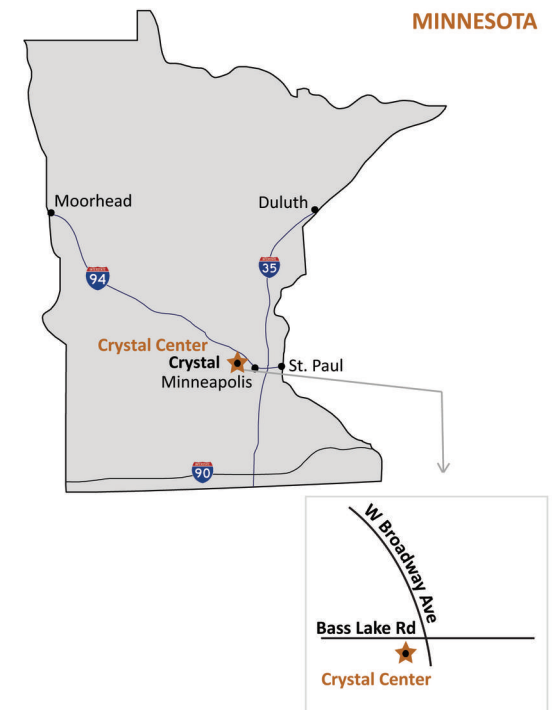
# Crystal Center

RIVERCREST  
REALTY  
INVESTORS



- **Anchor:** Target, Marshalls
- **Key Tenants:** Planet Fitness, Dollar Tree, Pet Supplies Plus, Famous Footwear, Rainbow
- **GLA:** 214,022 SF
- **Year Built/Renovated:** 2002/2005
- **Parking Ratio:** 5.04/1,000 SF
- **Average Daily Traffic:**  
7,200 VPD - W Broadway Ave  
11,700 VPD - Bass Lake Road

| Distance                 | 7 Min     | 10 Min    | 13 Min    |
|--------------------------|-----------|-----------|-----------|
| Population               | 68,975    | 131,488   | 357,921   |
| Average Household Income | \$101,422 | \$105,223 | \$118,614 |



**Leasing contact:** Helen Vitaliano · (718) 980-7684 · hvitaliano@rivercrestrealty.com

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### Tenants

| PAD  | Available                             |           |
|------|---------------------------------------|-----------|
| 99   | Tequila Town                          | 4,113 SF  |
| 101  | Fantastic Sams                        | 1,398 SF  |
| 103  | Dollar Tree                           | 9,895 SF  |
| 109  | T-Mobile                              | 2,673 SF  |
| 111  | Hope Liquor                           | 4,668 SF  |
| 115  | Johantgen Jewelry                     | 1,493 SF  |
| 117  | Available                             | 1,496 SF  |
| 121  | Panaderia                             | 10,477 SF |
| 123  | Tobacco Outlet                        | 1,601 SF  |
| 129  | Jin's Chow Mein                       | 1,193 SF  |
| 133  | Rainbow                               | 8,368 SF  |
| 135  | H&R Block                             | 1,056 SF  |
| 137  | Stitchline Alterations                | 1,345 SF  |
| 139  | Famous Footwear                       | 6,198 SF  |
| 141  | Available                             | 908 SF    |
| 143  | Geneva Discount Furniture             | 7,213 SF  |
| 145  | Phenix Salon                          | 5,436 SF  |
| 201  | Marshalls                             | 33,023 SF |
| 203  | Planet Fitness                        | 24,233 SF |
| 227  | Aqua Coin Laundromat                  | 3,001 SF  |
| 231  | National Karate                       | 2,322 SF  |
| 233  | Stylez Cuts Barber Lounge             | 1,498 SF  |
| 235  | Pro Nails                             | 1,576 SF  |
| 305  | Robbinsdale School                    | 43,928 SF |
| 327  | Sally Beauty Supply                   | 2,160 SF  |
| 329  | Available                             | 5,570 SF  |
| 331  | Coming Available - Urgent Care Dental | 3,056 SF  |
| 333  | Onin Staffing                         | 1,983 SF  |
| 345  | Pet Supplies Plus                     | 8,478 SF  |
| 349  | GameStop                              | 1,464 SF  |
| 351  | Wing Stop                             | 1,642 SF  |
| 353  | Bank of America                       | 1,073 SF  |
| 355  | Domino's Pizza                        | 1,357 SF  |
| 5557 | Subway                                | 1,226 SF  |
| 5559 | GNC                                   | 1,077 SF  |
| 6817 | Popeyes Chicken                       | 2,865 SF  |
| 6827 | Dunkin Donuts                         | 3,157 SF  |



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