

PREMIER REDEVELOPMENT OPPORTUNITY

1 20th Ave SE, Minot, ND, 58701



AVAILABLE

Kmart: 108,110 SF

RATE

Call for Rates

DEMOGRAPHICS

	3 Mile	5 Mile	10 Mile
Total Population	40,764	54,489	60,716
2018-2023 Growth	1.39%	1.69%	1.76%
Avg. HH Income	\$82,971	\$85,375	\$86,562
Daytime Population	47,490	59,247	63,212

Year: 2018 | Source: ESRI

TRAFFIC COUNTS

20th Ave SE	9,480 VPD
S Broadway	27,815 VPD

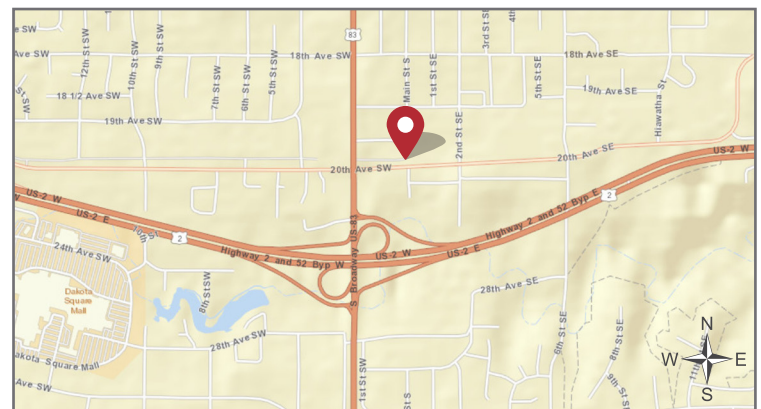
Year: 2015 | Source: NDDOT

CONTACT

Tony Pierangeli | 303.390.5257
tony.pierangeli@srsre.com

DESCRIPTION

- 108,110 SF For Lease, ability to subdivide
- Freestanding building



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GROWTH PROPERTIES

leasing@seritage.com

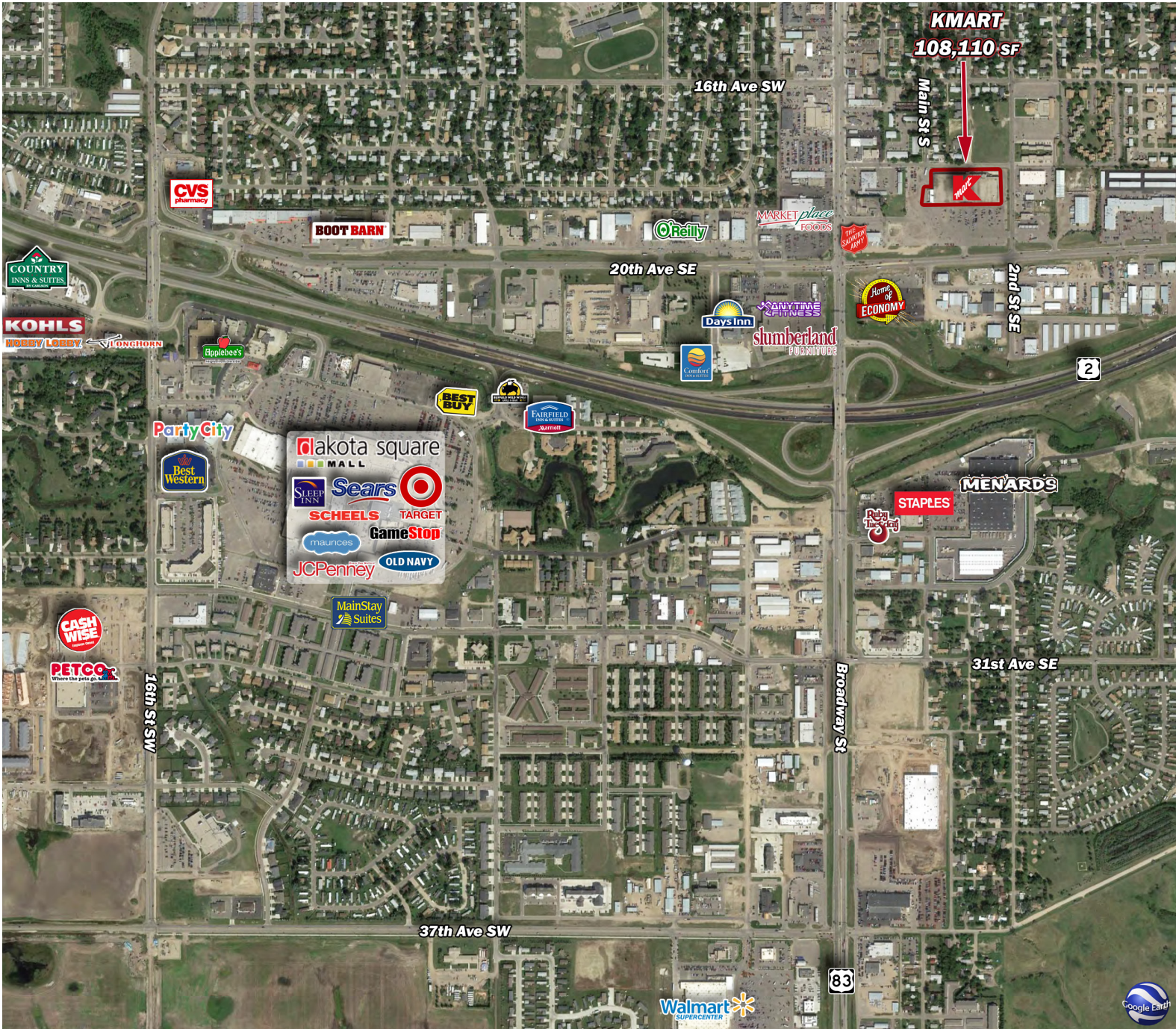
SRS Real Estate Partners | 1875 Lawrence Street., Suite 850 | Denver, CO 80202 | 303.572.1800

This information contained herein was obtained from sources deemed to be reliable; however SRS Real Estate Partners makes no guarantees, warranties or representations as to the completeness or accuracy thereof.

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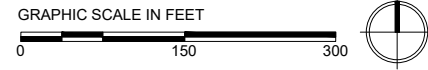
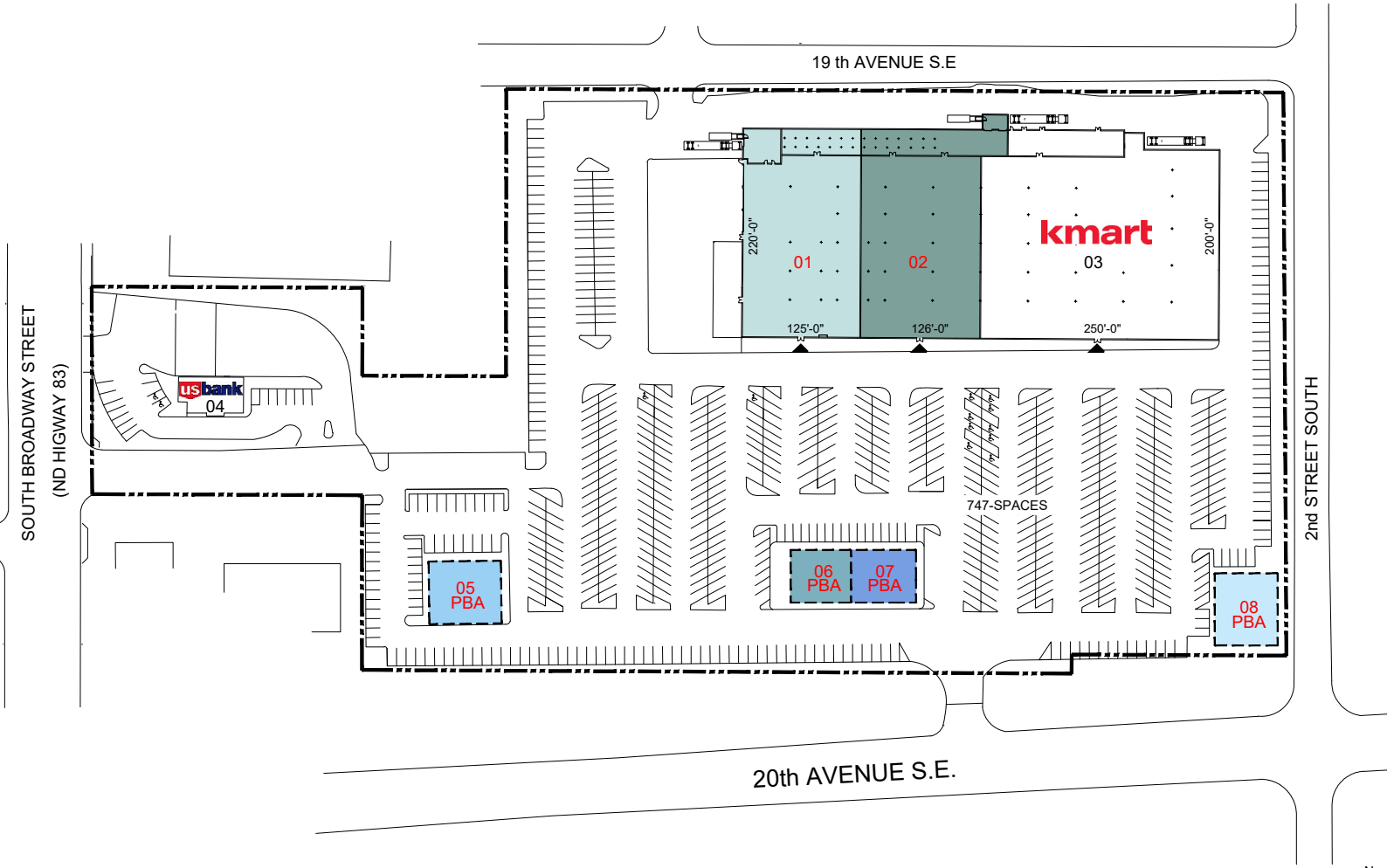
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GROUNDLEVEL



MINOT, ND - 128,300 SF

● 01 AVAILABLE	27,500 SF	○ 04 US BANK	2,500 SF	● 07 AVAILABLE - PBA	3,350 SF
● 02 AVAILABLE	28,800 SF	● 05 AVAILABLE - PBA	5,000 SF	● 08 AVAILABLE - PBA	5,000 SF
○ 03 K-MART	52,650 SF	● 06 AVAILABLE - PBA	3,500 SF		

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	3 miles	5 miles	10 miles
Population			
2000 Population	32,346	40,305	45,249
2010 Population	35,968	45,014	50,266
2018 Population	40,764	54,489	60,716
2023 Population	43,668	59,262	66,262
2000-2010 Annual Rate	1.07%	1.11%	1.06%
2010-2018 Annual Rate	1.53%	2.34%	2.32%
2018-2023 Annual Rate	1.39%	1.69%	1.76%
2018 Male Population	49.3%	49.5%	49.7%
2018 Female Population	50.7%	50.5%	50.3%
2018 Median Age	36.1	36.2	36.6
Households			
2000 Households	13,762	16,881	18,590
2010 Households	15,704	19,416	21,331
2018 Total Households	17,857	23,509	25,810
2023 Total Households	19,238	25,679	28,275
2000-2010 Annual Rate	1.33%	1.41%	1.38%
2010-2018 Annual Rate	1.57%	2.35%	2.34%
2018-2023 Annual Rate	1.50%	1.78%	1.84%
2018 Average Household Size	2.18	2.24	2.28
Housing Units			
2018 Total Housing Units	19,153	25,216	27,663
2018 Owner Occupied Housing Units	9,895	13,457	15,442
2018 Renter Occupied Housing Units	7,962	10,052	10,368
2018 Vacant Housing Units	1,296	1,707	1,853
Race and Ethnicity			
2018 White Alone	86.8%	86.8%	87.6%
2018 Black Alone	4.8%	5.1%	4.6%
2018 American Indian/Alaska Native Alone	2.5%	2.4%	2.3%
2018 Asian Alone	1.4%	1.4%	1.3%
2018 Pacific Islander Alone	0.1%	0.1%	0.1%
2018 Hispanic Origin (Any Race)	6.6%	6.4%	6.1%
Income			
2018 Median Household Income	\$63,800	\$67,660	\$69,383
2018 Average Household Income	\$82,971	\$85,375	\$86,562
Per Capita Income	\$36,934	\$37,346	\$37,266
2018 Population 25+ by Educational Attainment			
Total	27,955	37,345	41,578
High School Graduate	24.5%	25.0%	25.2%
GED/Alternative Credential	4.1%	4.1%	4.1%
Some College, No Degree	26.0%	25.0%	24.6%
Associate Degree	9.5%	10.1%	10.5%
Bachelor's Degree	22.1%	21.9%	21.9%
Graduate/Professional Degree	7.1%	7.4%	7.2%
Daytime Population			
2018 Total Daytime Population	47,490	59,247	63,212
Workers	27,131	32,580	33,661
Residents	20,359	26,667	29,551

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Seritage Growth Properties is a publicly-traded, self-administered and self-managed REIT with 211 wholly-owned properties and 26 joint venture properties totaling approximately 37.5 million square feet of space across 48 states and Puerto Rico. The Company was formed to unlock the underlying real estate value of a high-quality retail portfolio it acquired from Sears Holdings in July 2015. Pursuant to a master lease, the Company has the right to recapture certain space from Sears Holdings for retenanting or redevelopment purposes. The Company's mission is to create and own revitalized shopping, dining, entertainment and mixed-use destinations that provide enriched experiences for consumers and local communities, and create long-term value for our shareholders.



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