



FOR LEASE

SPACE AVAILABLE

- Suite 1684: 912 sf (occupied but available)
- 2026 CAM: \$5.22 psf and Tax: \$5.30 psf
- Lease Rate: \$25.00 psf Net

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ROBERT SQUARE

1660-1726 Robert St S | W. St. Paul, MN

RETAIL SPACE BETWEEN TARGET and WALMART ANCHORED by HOBBY LOBBY

HIGHLIGHTS and FEATURES

- Great visibility
- Located at the busy lighted intersection of Robert & Lothenbach
- Pylon and exterior signage available
- Co-tenants: Pawn America, Twin City Staffing, Tailor Alterations, The UPS Store, Aloha Nails, Mela Thai Cuisine, Tobacco Sales, and Great Health Nutrition



AVERAGE HOUSEHOLD POPULATION

1 Mile: 5,803
 3 Miles: 51,733
 5 Miles: 94,244



AVERAGE HOUSEHOLD INCOME

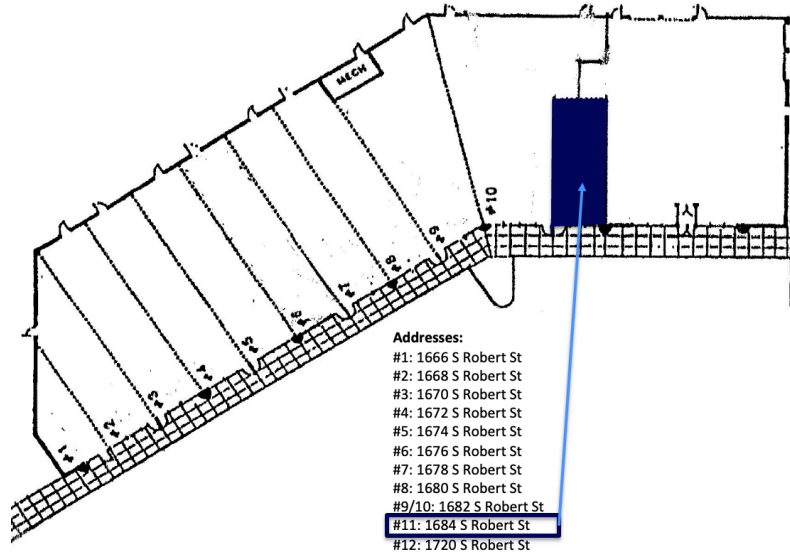
1 Mile: \$58,344
 3 Miles: \$68,015
 5 Miles: \$68,975



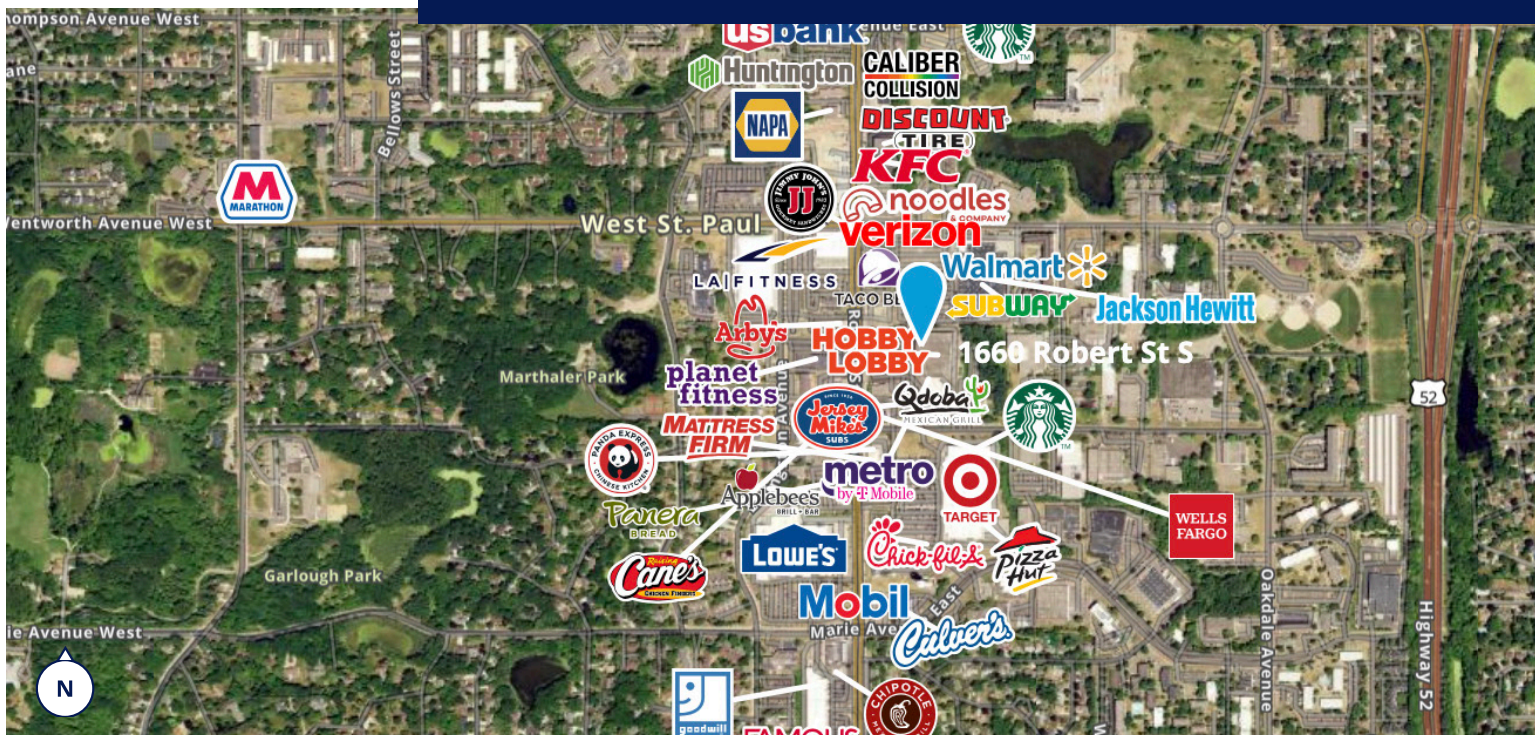
TRAFFIC COUNTS

S Robert St N:
 20,942 vpd
 S Robert St S:
 21,932 vpd
 Wentworth Ave E:
 9,775 vpd

SITE PLAN



LOCATION OVERVIEW



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