



KRAUS-ANDERSON REALTY COMPANY

Development • Leasing • Management

SOUTHTOWN SHOPPING CENTER

Hwy 494 & Penn Avenue, Bloomington, MN

Bays	Tenant	SF	Dimensions
201	Bruegger's	2,674	30 x 100
202	Starbuck's Coffee	2,250	30 x 80
203	Subway	1,600	20 x 80
204	UPS	1,600	20 x 80
205-207	Verizon Wireless	4,800	40 x 80
208	Sport Clips	1,450	20 x 80
209	Salon Oriana	1,600	20 x 80
210	Panda Express	2,400	30 x 80

Bays	Tenant	SF	Dimensions
301-304	Applebee's	6,426	75 x 80
305	CNC	1,600	20 x 80
306	GameStop	1,600	20 x 80
307	Great Clips	1,600	20 x 80
308	Available	2,400	20 x 80
309	Available	800	20 x 40

(113,000/vpd)

(160,000/vpd)

FRONTAGE ROAD

PENN AVENUE SOUTH (25,500/vpd)

KNOX AVENUE SOUTH



AMERICAN BOULEVARD (16,300/vpd)

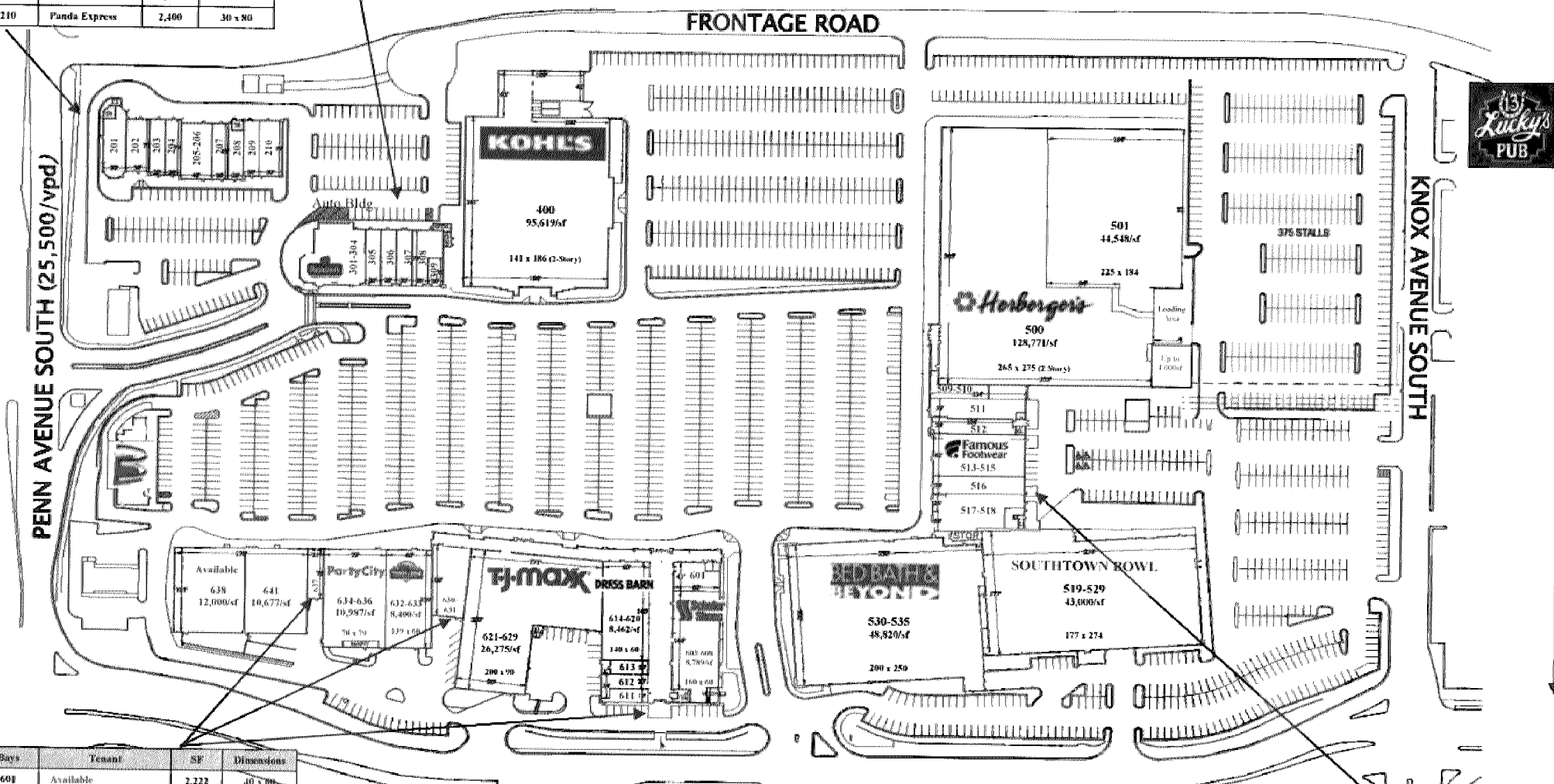
Bays	Tenant	SF	Dimensions
600	Available	2,222	40 x 80
611	H & R Block	1,013	17 x 60
612	Available	1,347	22 x 60
613	Arrow Lift	1,223	22 x 60
630-631	Mattress Firm	4,578	45 x 100
637	Nails & Co.	1,420	20 x 70
638	Available	12,000	
641	Schuler Shoes	10,677	

SOUTHTOWN SHOPPING CENTER

Site Area 37 Acres
Leasable Area 534,650 SF
Parking Stalls 2,100

5/3/16

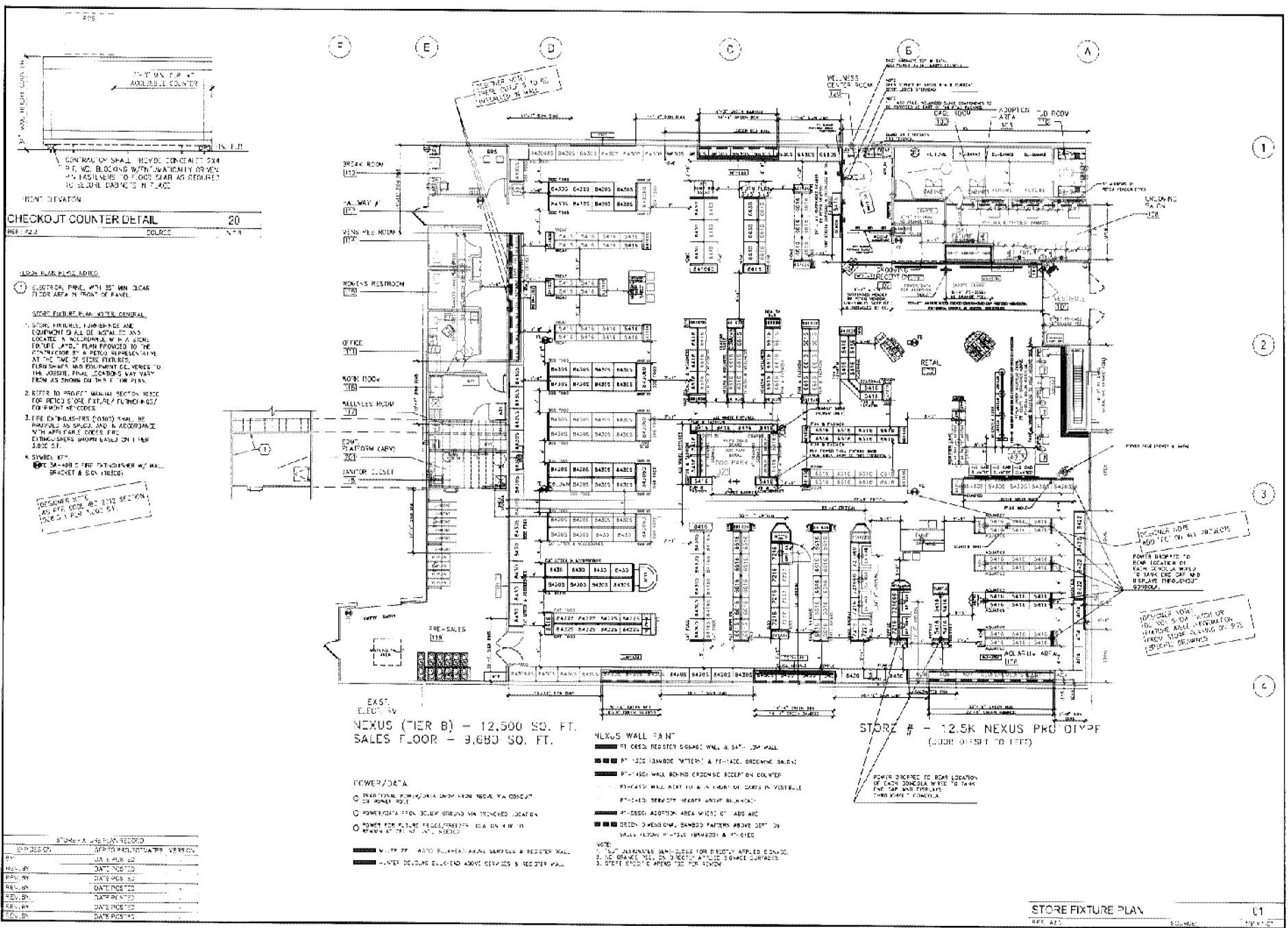
Bays	Tenant	SF	Dimensions
509-510	Travel Leaders	1,713	20 x 75
511	Christopher & Banks	3,530	24 x 117
512	Restwell Mattress	2,453	24 x 107
513-515	Famous Footwear	7,071	60 x 117
516	Massage Envy Spa	2,943	26 x 117
517-518	Carter's Children Wear	5,000	50 x 100



1. CONTRACTOR SHALL VERIFY ALL DIMENSIONS AND LOCATIONS OF EXISTING STRUCTURE, UTILITIES, AND EQUIPMENT PRIOR TO CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED TO THE ARCHITECT IMMEDIATELY.

2. CONTRACTOR SHALL MAINTAIN ACCESS TO ALL EXISTING UTILITIES AND EQUIPMENT AT ALL TIMES. ANY OBSTRUCTIONS SHALL BE REPAIRED OR REPLACED AT THE CONTRACTOR'S EXPENSE.

3. CONTRACTOR SHALL MAINTAIN ALL EXISTING STRUCTURE AND UTILITIES IN GOOD CONDITION AND REPAIR ANY DAMAGE CAUSED BY THE CONSTRUCTION PROCESS.



SBLM

petco

petco animal supplies stores, inc.

NEXUS TIER B PROTOTYPE

SHREVEPORT, LA

CITY STATE ZIP CODE

NOT FOR CONSTRUCTION

STORE FIXTURE PLAN

A2.3