



Medical Space For Lease

City Center Professional Building, Plymouth, MN 55446



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Building owned and managed by
HEALTHCARE REALTY

Davis

Medical Space For Lease

15700 37th Avenue North, Plymouth, MN 55446



Building Size:

48,594 sq. ft.

Space Available:

2,000 - 25,098 sq. ft.

- LEASE INCENTIVES AVAILABLE!
- First and second floor space coming available in 2025
- Exterior signage opportunities
- Fully built out orthopedic and infusion suites
- Easy access to and from HWY 55 and I-494
- Strong area demographics

T

TENANTS:

RAYUS
RADIOLOGY™

MNGI
DIGESTIVE HEALTH



TRAFFIC COUNT

13,800 vehicles on Vicksburg Ln N A.A.D.T.
(average annual daily traffic)

14,700 vehicles on Rockford Road



2024 ESTIMATED POPULATION

1 mile: 8,575

3 miles: 62,556

5 miles: 151,957



2024 ESTIMATED AVERAGE HOUSEHOLD INCOME

1 mile: \$146,575

3 miles: \$195,189

5 miles: \$175,418

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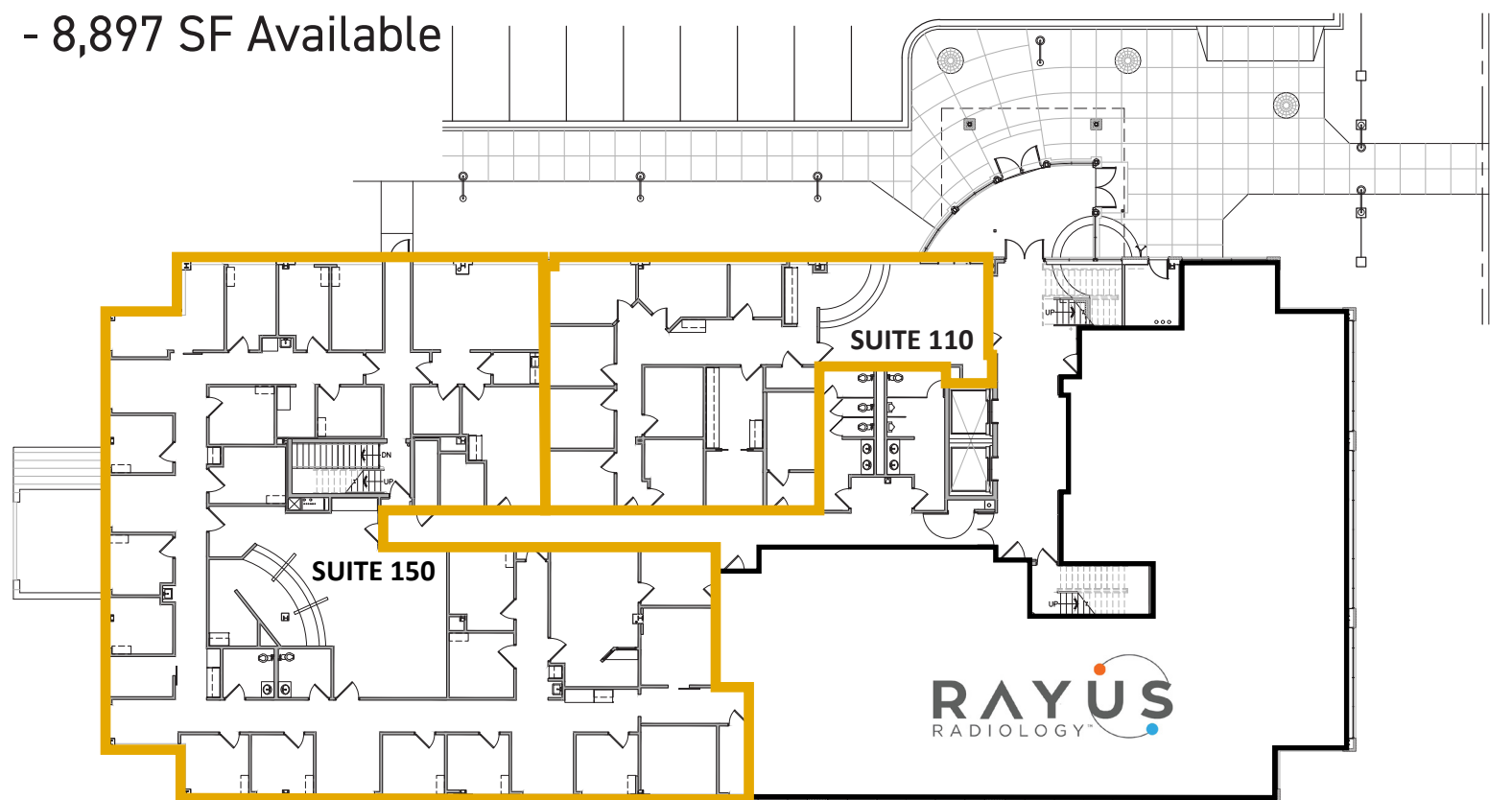
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Floor Plan

2,301 - 8,897 SF Available



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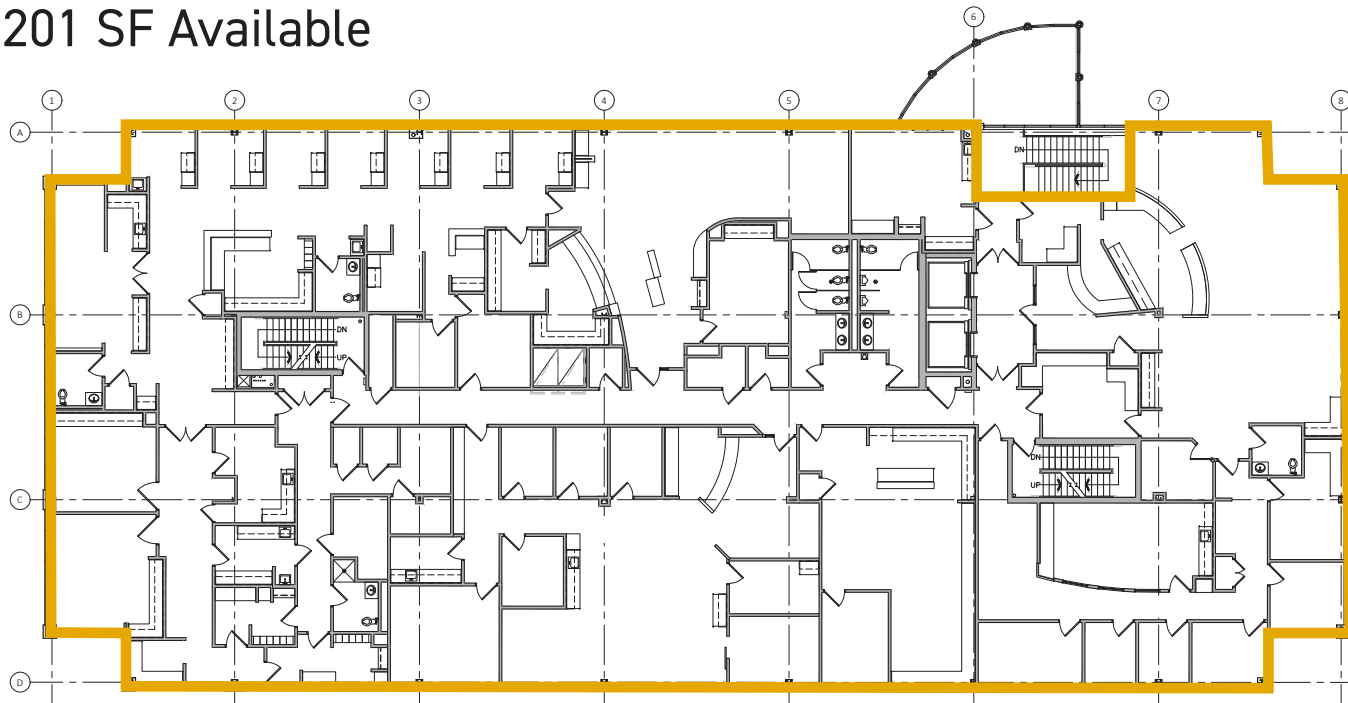


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Floor Plan

5,000 - 16,201 SF Available



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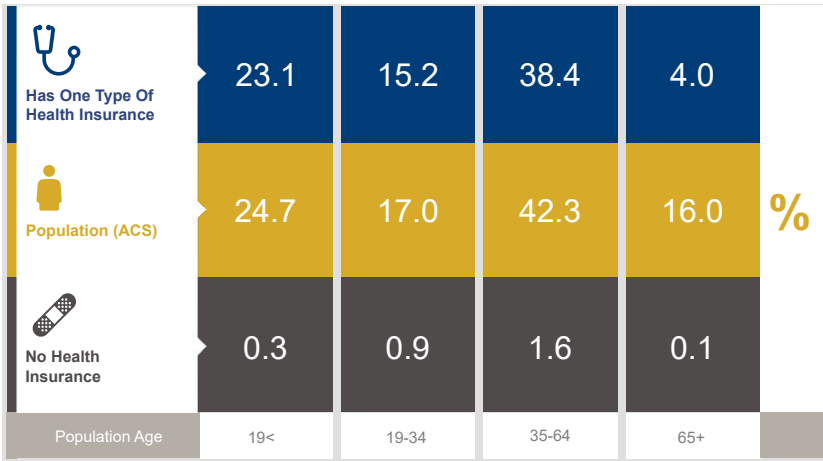
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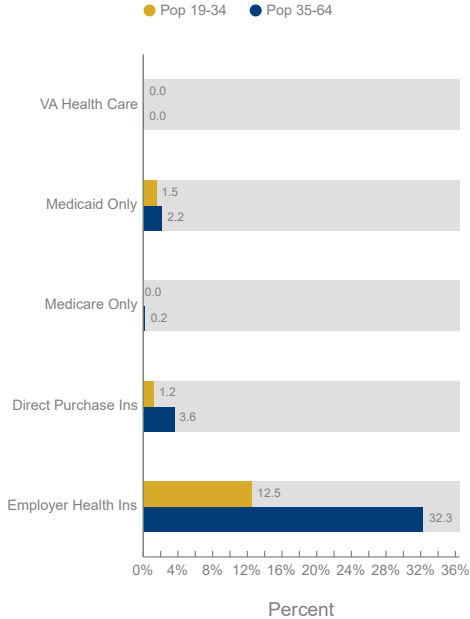
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Healthcare and Insurance Statistics



Health Insurance Coverage (ACS)



Health Care (Consumer Spending)	Annual Expenditure
Medicare Payments	\$1,407.7
Physician Services	\$420.3
Dental Services	\$681.9
Eyecare Services	\$131.3
Lab Tests/X-rays	\$114.7
Hospital Room & Hospital Service	\$377.9

*ACS: American Community Survey

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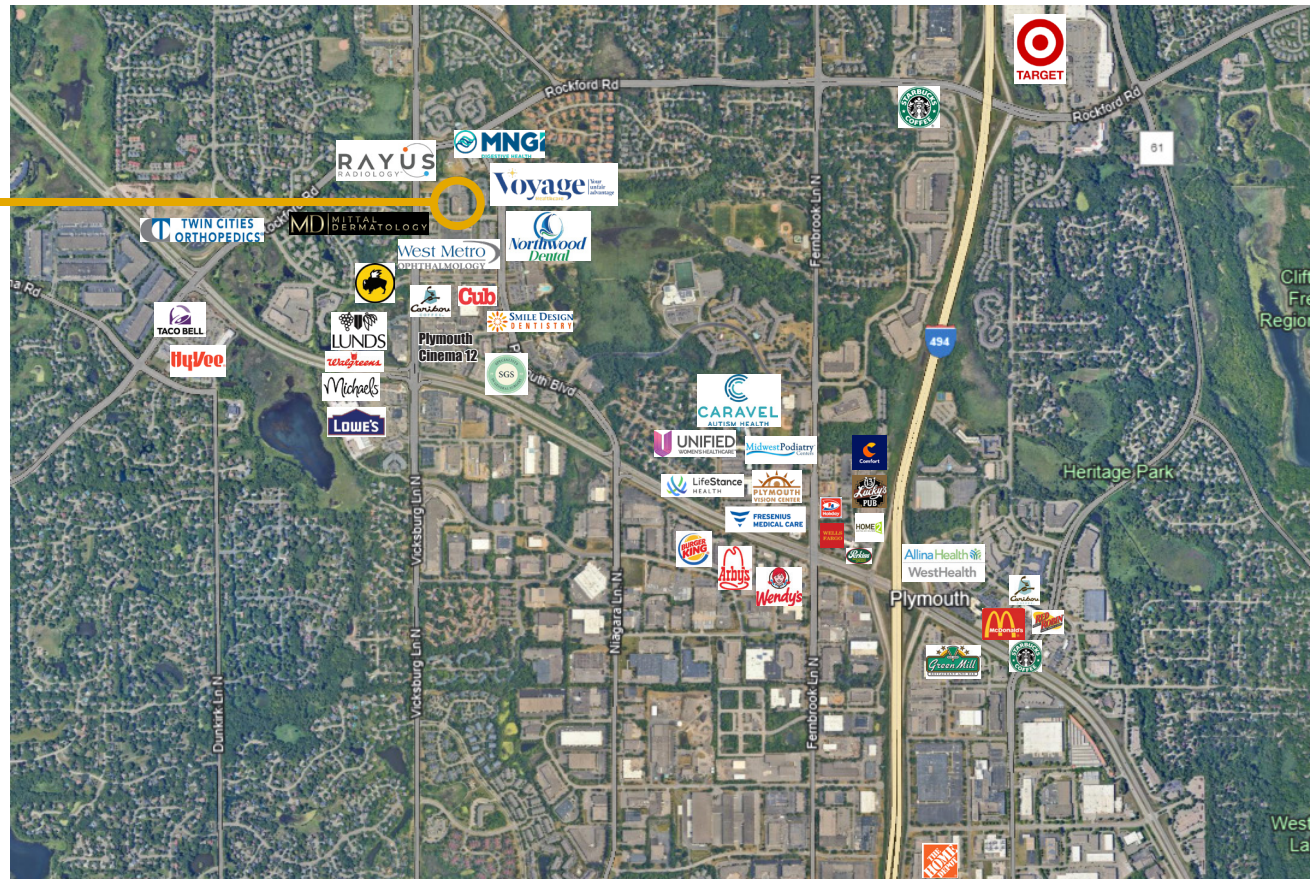
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Area Retail and Medical

15700 37th Ave N
Plymouth, MN



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The Plymouth Market

Top Employers	# of Employees	Type
Zayo Group	2,000	Manufacturing
ISD #284	1,857	Educational Services
Medtronic	1,001	Manufacturing
Huntington Bank	1,000	Finance
U.S. Foods	700	Manufacturing
Meritain Health	600	Healthcare
City of Plymouth	515	Government
Sterilmed, Inc.	500	Manufacturing
ICU Medical	420	Manufacturing
Lifetime Fitness	325	Retail Trade
EV3, Inc.	300	Manufacturing

Key Facts

