Medical Space For Lease

18389 Orchard Trl, Lakeville, MN 55044



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Building Information

Address	18389 Orchard Trl Lakeville, MN 55044
Building Size	5,256 SF
Total Available	5,256 SF
Stories	1
Year Built	2023
Class	A
Parking	16 Stalls
Net Rate	Negotiable

To schedule a tour, please contact:

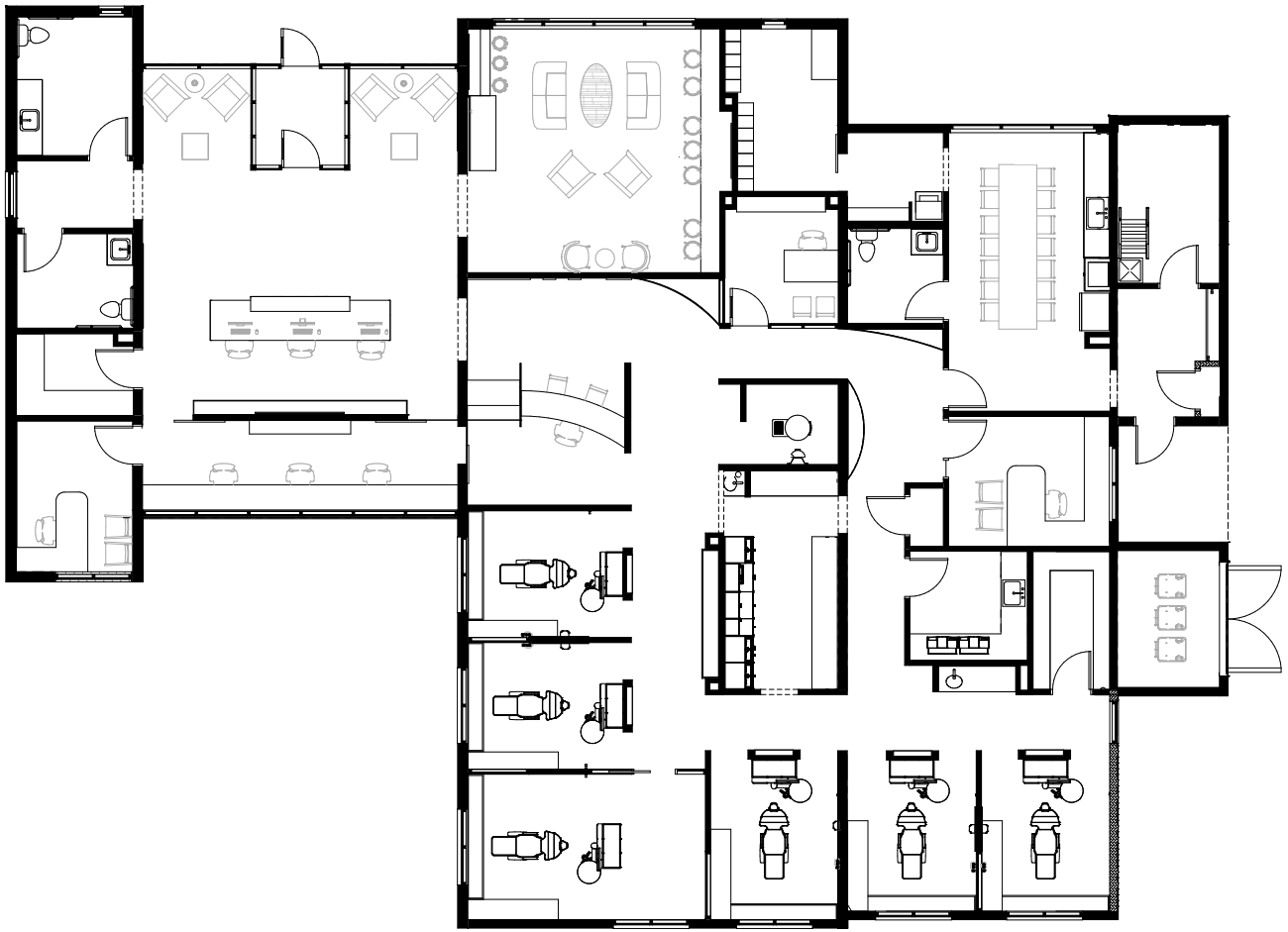
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Floorplan

18389 Orchard Trl, Lakeville, MN

5,256 SF Available



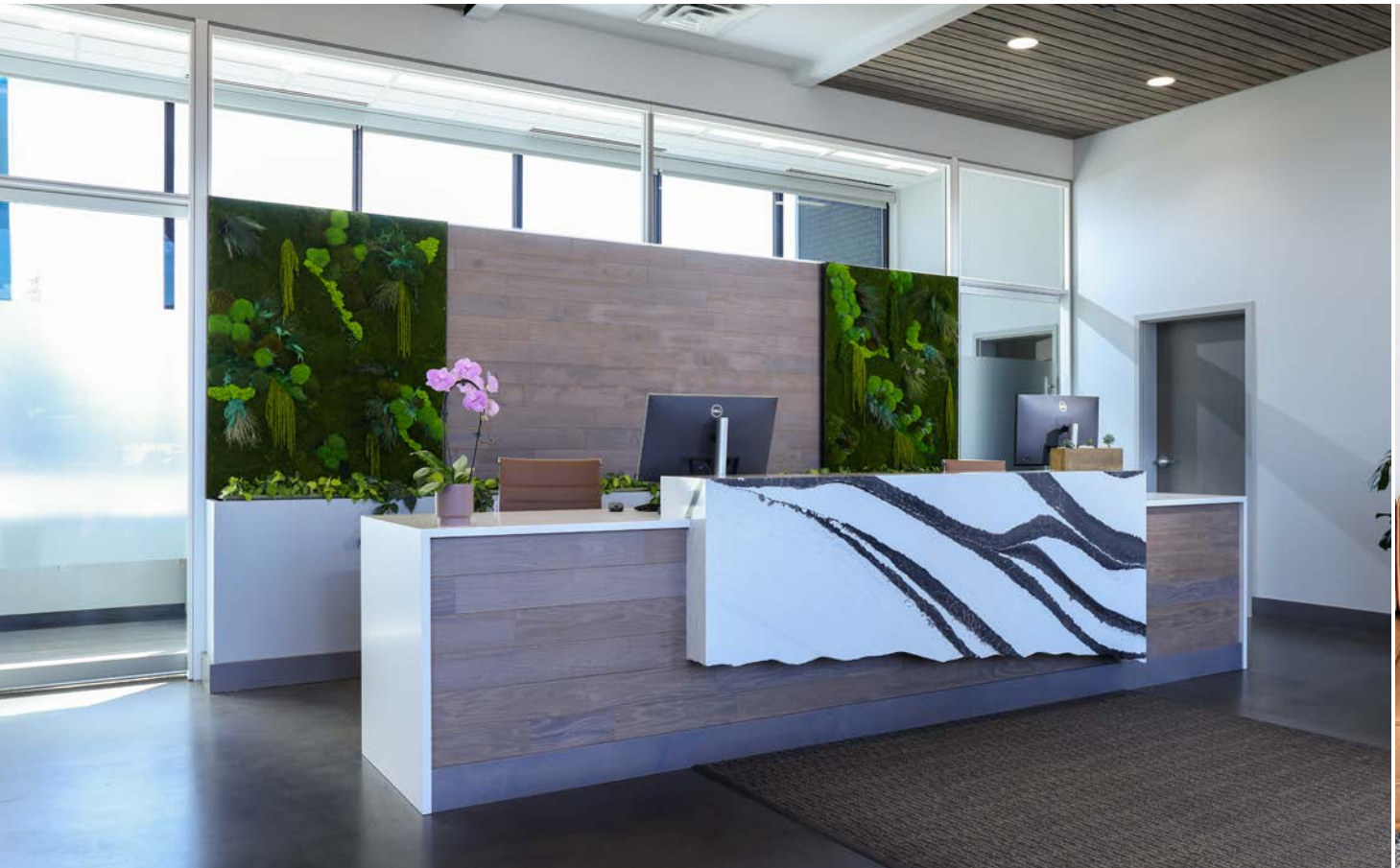
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Your Patient Population

Provider Snapshot - Lakeville, MN

Highly Insured Population
97.8%

Only 2.2% uninsured across all ages offering dependable collections.

Employer-Insured Core
41.4%

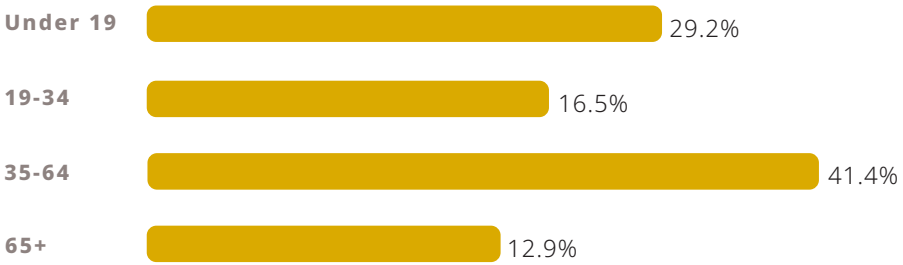
Ages 35-64 with PPO coverage and elective demand.

Average Household Size
2.87

Higher than the size of the average MN (2.44) and U.S. (2.49) households.

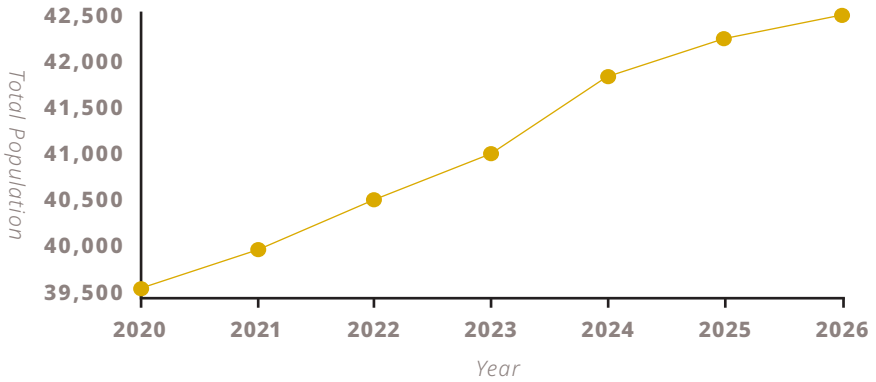
Coverage & Payer Mix

Employer plans cover the largest share of working-age residents



Growing Population

Total population is expected to hit 44,570 by 2031 in Lakeville



Average Out-of-Pocket Healthcare Spending Per Household Anually

Dental Services	Hospital Room & Services	Physician Services	Eye Care Services	Lab Tests/ X-Rays
$797	$529	$433	$127	$121

Source: ACS (2020-2024), Esri (2026) 3-mile radius

Area Retail

Lakeville, MN

