

# Westwind Plaza

4703 - 4795 County Road 101 | Minnetonka, MN 55345

Hennepin County Minneapolis-St. Paul-Bloomington, MN-WI 91,670 Sq Ft

44.9168, -93.5019



Demographics	1 Mile	3 Miles	5 Miles
Population	5,816	43,099	125,104
Daytime Pop.	8,452	44,791	172,048
Households	2,238	16,590	52,568
Income	\$200,745	\$219,418	\$190,824

Source: Synergos Technologies, Inc. 2024

Surrounded by an affluent, highly educated trade area, with an average household income of \$219K and 67% of residents holding a college degree within 3 miles

Strong daytime population with 45K+ within 3 miles

High visibility from 44K+ on State Hwy 7 and 20K+ on CR 101 (Kalibrate 2025 ,2021)

Proven tenant stability with 30% of tenants maintaining leases for 11+ years



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## Available Spaces

1	2,964 Sq Ft	360°	12A	1,257 Sq Ft	360°
2	0 Sq Ft				

## Current Tenants

Space size listed in square feet

2A	Tropical Smoothie Cafe	1,090	18	Wingstop	1,328
3	uBreakiFix	1,183	19	Royal Nails	751
4	Chipotle Mexican Grill	2,880	20	Viet Hoa Restaurant	3,032
5A	\$5 Tan	3,007	21	Banfield Pet Hospital	2,984
5B	Chuck & Don's Pet Food Outlet	5,630	22	Bruegger's Bagels	2,108
6	O'Reilly Auto Parts	6,200	23	Bach To Rock	2,902
7	Goldfish Swim School	7,656	24	Mathnasium	1,496
9	The UPS Store	1,602	25	Lakeside Tobacco	1,512
10	Dynamic Family Chiropractic	1,454	26	MGM Wine & Spirits	11,009
12	Crumbl Cookies	1,515	PAD A	Chase	3,558
13	Ablelight Thrift	18,165	NAP01	Cub Foods	0
14	YogaSix	2,089	NAP02	Sherwin-Williams	0
15	All Seasons Wild Bird Store	1,440	NAP03	Potbelly Sandwich Works	0
16	Great Clips	1,440	NAP04	Verizon Wireless	0
17	Three Stars Sportscards	1,418	NAP05	Bank of America	0
			NAP06	Jet's Pizza	0
			NAP07	Noodles & Company	0

This site plan is for illustrative and information purposes only, showing the general layout of the shopping center; and is not a legal survey. Brixmor makes no representation or warranty that the shopping center is exactly as depicted as site conditions and tenant mix are subject to change over time. 4190

