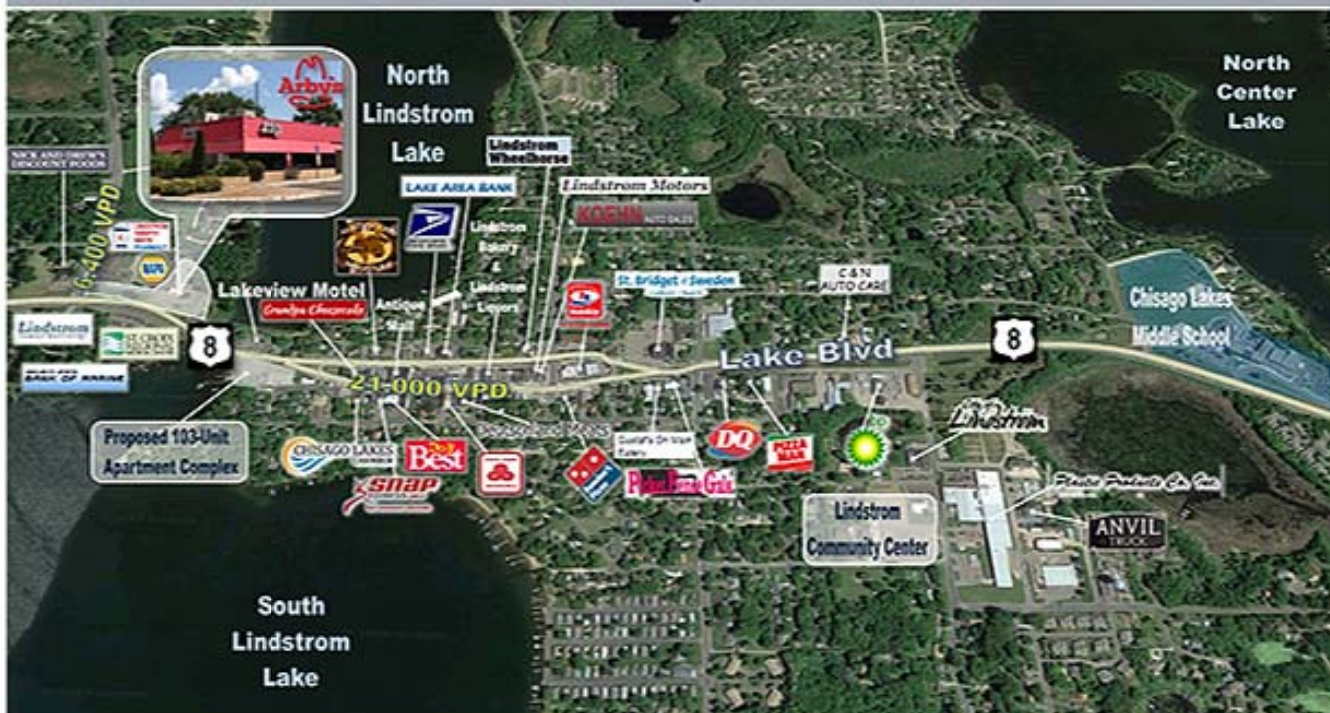


UPLAND

NET LEASE SALES



\$1.8M ARBY'S @ 6.50% CAP | ANNUAL RENT INCREASES



NNN | CORPORATE GUARANTY | AVG HH INC \$98,000

PROPERTY: Arby's
TENANT: Franchise Associates, Inc.
GUARANTOR: Arby's Restaurant Group, Inc.
LOCATION: Lindstrom, MN
PRICE: \$1,822,843
CAP RATE: 6.50%
NOI: \$118,484.81
LEASE TERM
RMNG: Approx. 8 years
RENT INC.: 1.25% annual rent inc.
OPTIONS: Four 5-year
BUILDING SIZE: 4,218 sq ft
LOT SIZE: 3.67 Acres

CLICK TO REQUEST
MORE INFORMATION

Approx. 8 years remaining on a NNN lease with 1.25% annual rent increases.

Lease is guaranteed by Arby's Restaurant Group, Inc. with more than 3,300 locations across the U.S. and a handful of other countries.

Ideally located and highly visible on Lake Boulevard, Highway 8, the main artery for local travel and those traveling from the Twin Cities to recreational areas and vacation homes.

1-mile average household income over \$98,000. Traffic counts average over 21,000 vehicles daily.

Lindstrom has a record \$80 million in development projects for 2018 including a 103-unit apartment building (just southeast of Arby's). Area properties include Napa Auto Parts, St. Croix Regional Medical Center, Lindstrom Thrifty White Pharmacy, and more.

Look Upland

Where Properties & People Unite!

Keith A. Sturm, CCIM
 (612) 376-4488
 keith@upland.com

Deborah K. Vannelli, CCIM
 (612) 376-4475
 deb@upland.com

Amanda C. Leathers
 (612) 436-0045
 amanda@upland.com

www.nnnsales.com

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