

Property Features:

- + First Opened in 2007
- + Located Near Eau Claire & I-94
- + Great Tenant Mix
- + Convenient Location for Motorists

Gross Leaseable Area (GLA):

39,055 SF

Neighboring Businesses:

Super Walmart, Fleet Farm

Tenant/Space Details

3064 Commercial Blvd:

Standalone - Aldi Grocery	18,204 SF
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Phase I - 3022-3042 Commercial Blvd:

100A - Shopko Optical	2,550 SF
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100B - ReforMedicine	1,739 SF
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100C - Optimum Therapies	1,429 SF
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101 - Chop Sticks	1,300 SF
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102 - AVAILABLE - SEPT. 1, 2024	1,250 SF
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103 - Sport Clips	1,365 SF
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104 - Chip Pack & Ship	1,200 SF
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105 - GameStop	2,064 SF
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106 - AT&T	1,500 SF
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107 - Papa Murphy's	1,600 SF
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Phase II - 2982-2986 Commercial Blvd:

100 - Taco John's	2,346 SF
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101 - Nails Time	1,108 SF
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102 - Subway	1,400 SF
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Demographics:

	3 Miles	5 Miles
2018 Population	11,542	37,571
2018 Households	4,629	15,474
2018 Median Household Income	\$63,374	\$59,415
2018 City of Eau Claire Population - 167,734		





PHASE I:	
100A	Shoptko Optical 2,550 S.F.
100B	Reform Medicine 1,739 S.F.
100C	Optimum Therapies 1,429 S.F.
101	Chopsticks 1,300 S.F.
102	Available 1,250 S.F.
103	Sport Clips 1,365 S.F.
104	Chip Pack & Ship 1,200 S.F.
105	GameStop 2,064 S.F.
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107	Papa Murphy's 1,600 S.F.

