

A wide-angle photograph of the River Hills Mall entrance. The building features a large, arched glass facade with a prominent red metal frame. The entrance is marked by a red awning with the mall's name. Several people are walking on the sidewalk in front of the entrance. To the right, there are red shopping carts and a bicycle parked. The sky is clear and blue.

RIVER HILLS
MALL

RETAIL SPACE FOR LEASE

River Hills Mall, conveniently located near Highway 14, is Southern Minnesota's premier destination for shopping, dining, and entertainment. Featuring top national retailers and family-friendly attractions, the mall offers a vibrant experience for visitors of all ages.

SUMMIT
PROPERTIES USA



SITE OVERVIEW

Site Acres:	62.12 acres
Total Leasable Area:	717,102 sqf
Owned Leasable Area:	524,677 sqf
Parking Places:	3,443 autos
Anchor Tenants:	JCPenney Target

PROPERTY OVERVIEW

Top Retailers: River Hills Mall is home to major brands like Aerie, American Eagle, Bath & Body Works, Claire's, H&M, JCPenney, Scheels, and Target, attracting shoppers from across the region.

Exciting Entertainment: Featuring family-friendly attractions like a carousel and an 8-screen theater, River Hills Mall offers fun and entertainment for visitors of all ages.

National Dining Options: The mall includes national dining brands like A&W All American Foods, Berry Blendz, and Ichiddo Ramen, offering a wide variety of tastes.

Strategic Location: Easily accessible from Highway 14, River Hills Mall serves as a convenient shopping hub for both local residents and visitors from surrounding areas.

Community Connection: River Hills Mall hosts events and promotions that build strong ties with the local community.



**PRIME
LOCATION**



**NATIONAL
BRANDS**



**STORE
VARIETY**



**ENGAGING
EVENTS**



**ENTERTAIN &
DINING**



RIVER HILLS MALL

RETAIL SPACE FOR LEASE

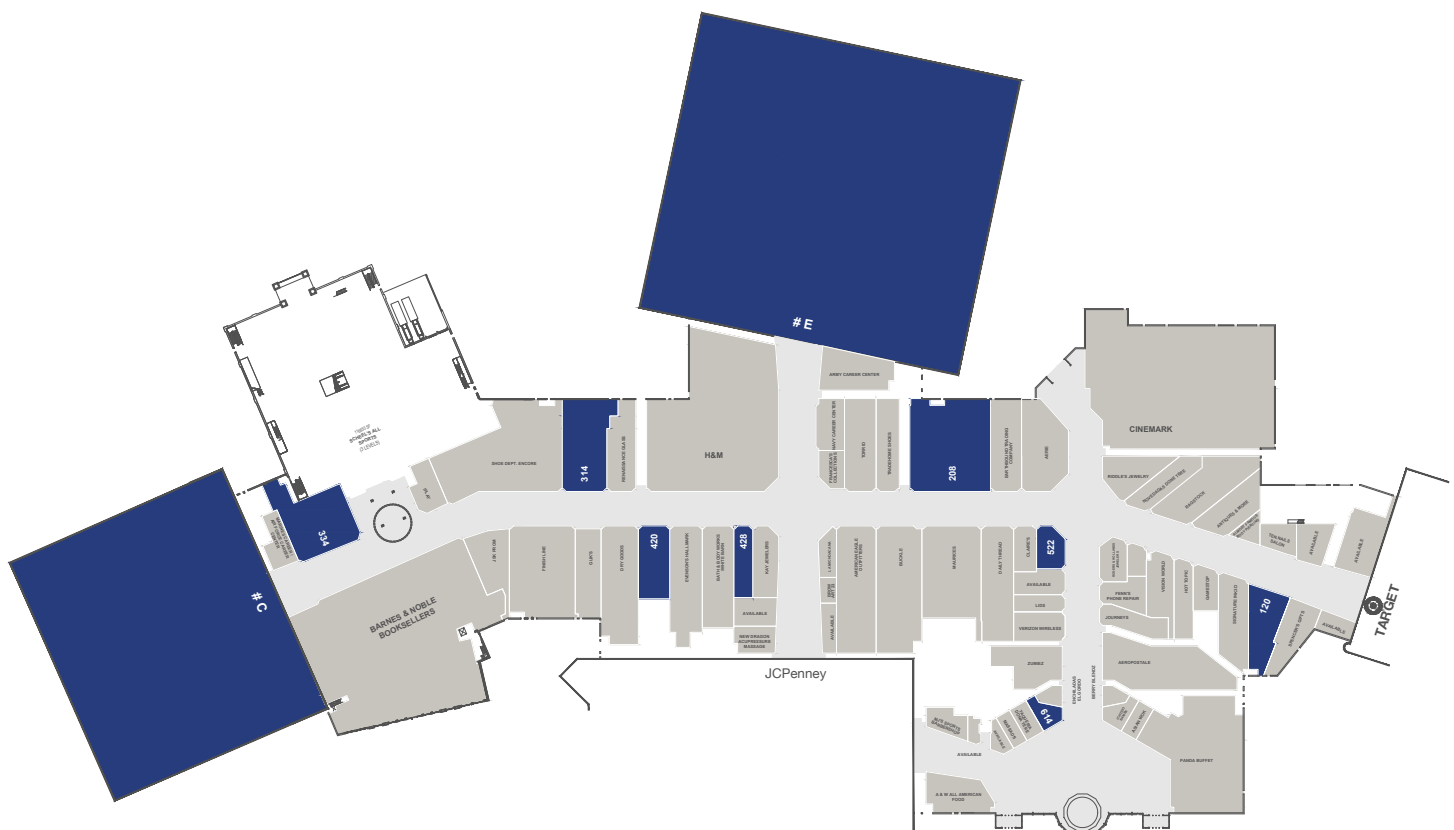
1850 Adams St

Mankato MN 56001



RiverHillsMall

SPACE	UNIT TYPE	SIZE SF
E	Anchor	108,653 SF
C	Anchor	71,045 SF
208	Inline	8,121 SF
334	Inline	5,000 SF
314	Inline	4,890 SF
120	Inline	2,677 SF
420	Inline	2,501 SF
428	Inline	1,484 SF
522	Inline	1,239 SF
614	Food Court	740 SF



SUMMIT
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Leasing Manager **Stacey Caldarella**

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www.riverhillsmall.com

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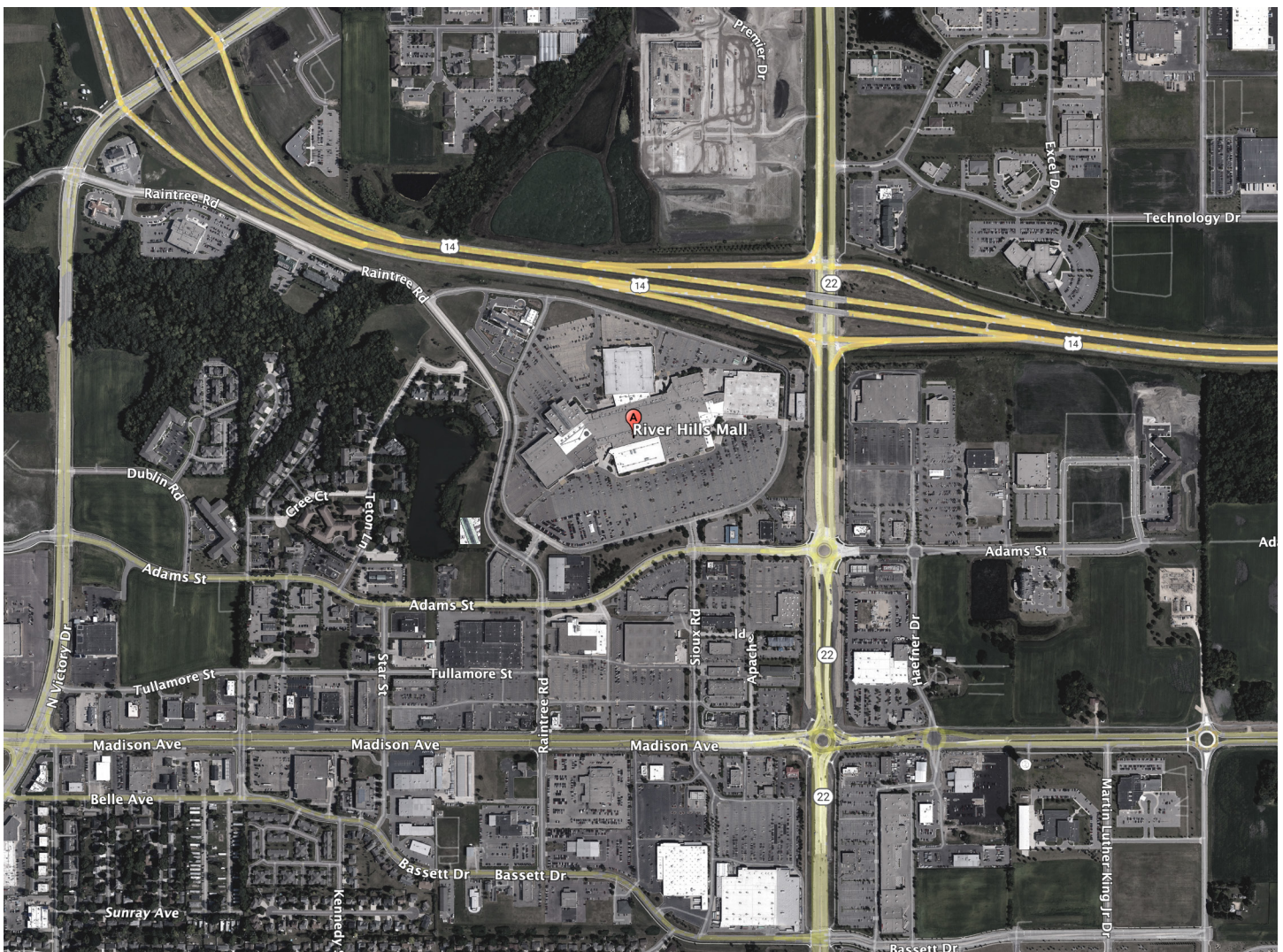
DEMOGRAPHICS

5 MILE

10 MILE

20 MILE

Population	59,892	77,824	117,026
Households	23,846	30,523	45,655
Avg. Household Income	\$87,034	\$93,955	\$94,602
Median Age	29	32	35



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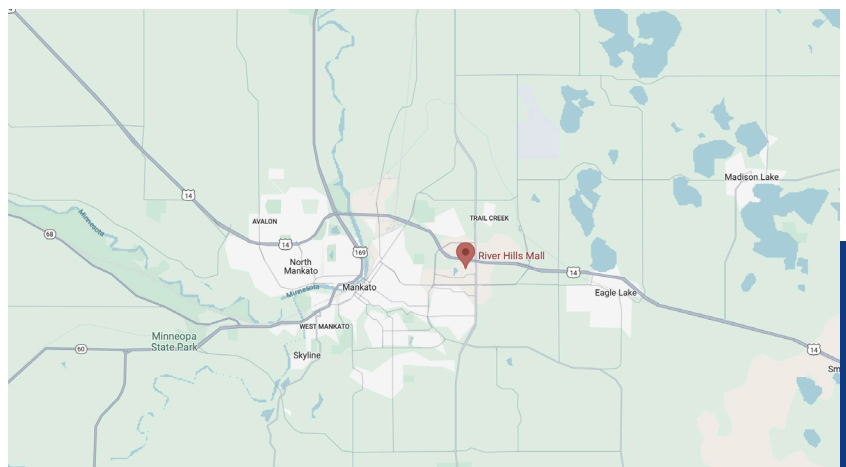
MANKATO

Mankato, located in southern Minnesota, is a thriving city known for its strong educational institutions, healthcare sector, and vibrant community. Mankato serves as the economic and cultural hub of the region. Key institutions like Minnesota State University, Mankato, and Mayo Clinic Health System bring a dynamic and diverse population to the area. Conveniently situated along Highway 14, River Hills Mall offers excellent accessibility, attracting visitors from Mankato and surrounding areas. The city's steady economic growth and family-friendly environment make it an ideal location for retail businesses.



AREA

City	18.0 sq mi
Land	17.7 sq mi
Water	0.3 sq mi
Elevation	794 ft



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