



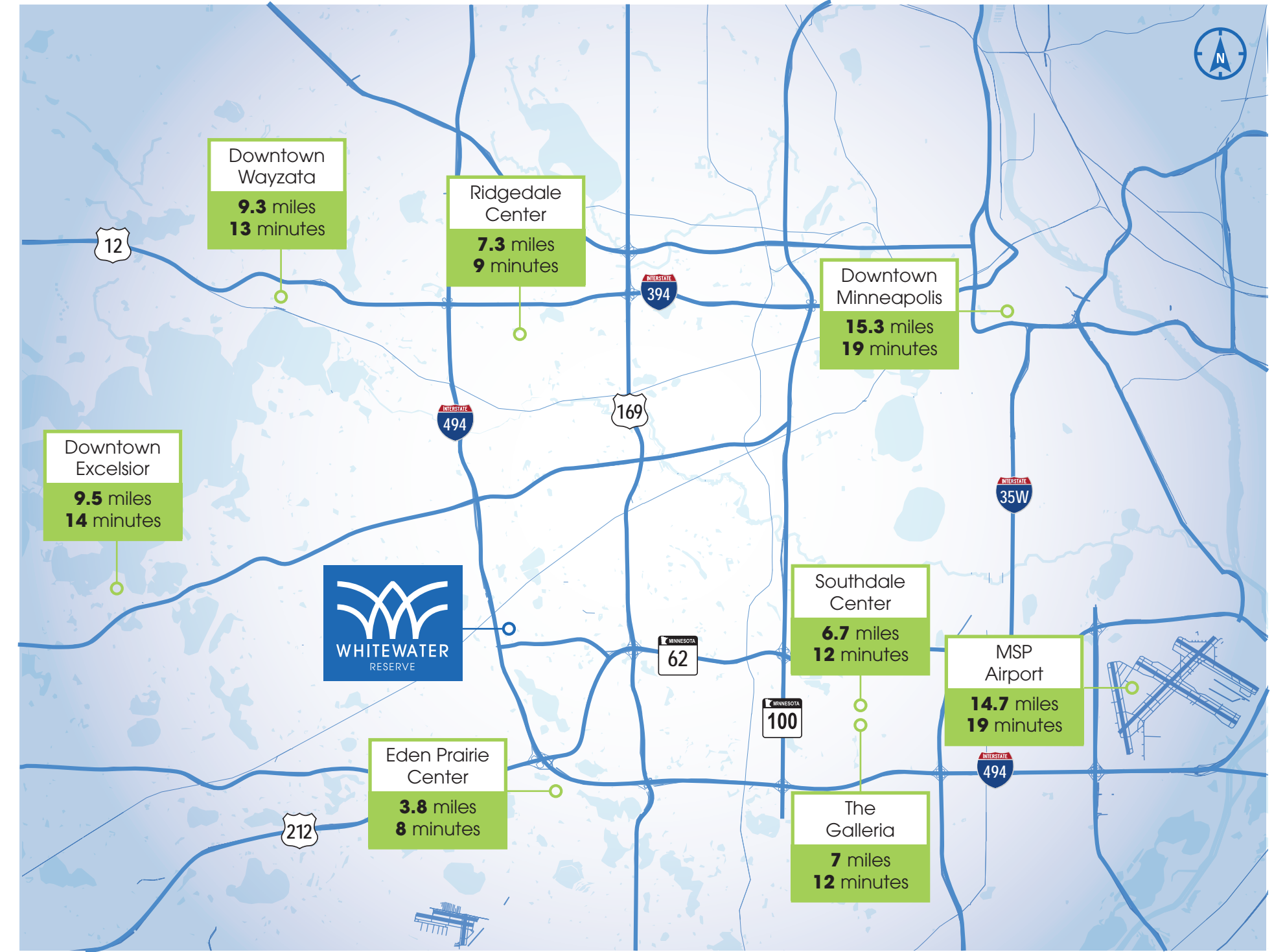
12501








## CONVENIENTLY LOCATED

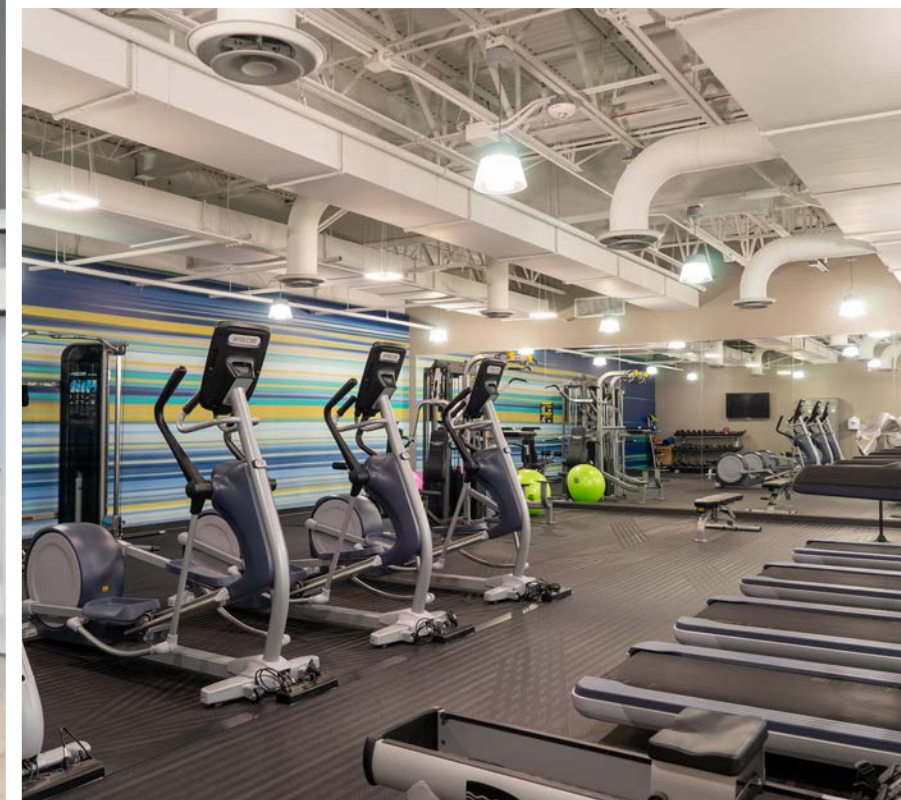
at the intersection of I-494 and Highway 62, Whitewater Reserve sets a new standard for suburban collaboration space.





Featuring the most desirable benefits demanded by the workforce of today and tomorrow, this renovated workplace will stimulate happy employees, productivity and profit.

-  Highly desirable Minnetonka location
-  Class A amenity package
-  Abundant natural light
-  Lounge and third workspace
-  Fitness center with lockers and showers
-  Recent common area upgrades
-  Trails for biking and walking
-  Onsite food offerings
-  Efficient floor plates







Dynamic **Tenant Spaces**



# A Day in the Life at Whitewater Reserve





# HEALTH AND WELLNESS.



## Lone Lake Park Amenities

- Fishing
- Football/Soccer Field
- Full-Court Basketball
- Grills
- Horseshoes
- Mountain Biking
- Pickleball Courts
- Picnic Area
- Play Equipment
- Tennis Courts
- Walking and Mountain Biking Trails

## MN River Bluff Trail Amenities

- Old railroad route
- Connects Hopkins to Chanhassen and Chaska
- Views of Shady Oak Lake, Miller Park, Riley Lake Park and the forested hills around the Minnesota River Valley
- Connections to downtown Chaska and Hopkins

## Shady Oak Lake Amenities

- MN River Bluffs LRT regional trail goes around the lake to the north
- Playground
- Volleyball nets
- Swimming beach
- Boat rentals

- Green Park
- Lone Lake Park Mountain Bike Trail
- Minnesota River Bluffs Trail
- Future Light Rail





# A COMMUNITY FOR BUSINESS


Whitewater Reserve sits among an impressive list of prominent companies spanning a wide range of industries including manufacturing, healthcare, technology, and real estate.

- 3,408 total businesses within a 3-mile radius
- 175,468 total population within a 5-mile radius
- 17% increase in population in the Southwest Metro from 2010 to 2020 – the fastest growing region in Minnesota



- 1 Whitewater Reserve**
- 2 UnitedHealth Group**
- 3 Antares Pharma**
- 4 Boston Scientific**
- 5 Digital River**
- 6 Optum Health Financial Services**
- 7 UnitedHealthcare**
- 8 Optum**





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