



Prime Golden Triangle Location

Thrive. Work. Grow.

Building Information:

Building Size	48,025 sf
Lot Size	3.76 acres
Parking	50 surface spaces
Possession	Immediate
Sale Price	Negotiable
Year Built	1980
Zone	I-2 Industrial Park
Docks	7 Dock-high doors 3 Drive-ins



Functional mix of warehouse and office space



Multiple dock high doors for efficient loading



Convenient access to nearby freeways



Ample employee and trailer parking

Get more information:

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For sale

10100 Crosstown Cir.

Summary

Avison Young is pleased to present a 48,025 SF industrial facility located on 3.76 acres at the prominent intersection of Hwy 169, Hwy 62, and Hwy 212. The building includes 44,668 SF of warehouse space and 3,357 SF of office space, along with 7 dock-high doors, 3 drive-in doors, and 50 parking stalls. With a clear height of 20 feet, the property offers excellent functionality, strong visibility, and valuable signage opportunities along Hwy 212.

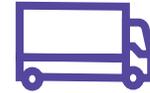


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**13.2 Miles from
MSP Airport**



**Truck routes
located nearby**



**Close to Eden Prairie
shopping district**



**Hwy accessibility
169, 212, and I-494**



Demographics:

2 Miles

5 Miles

10 Miles

2024 Population

23,634

219,811

864,862

2024 Households

10,728

94,897

370,403

Avg. H.H. Income

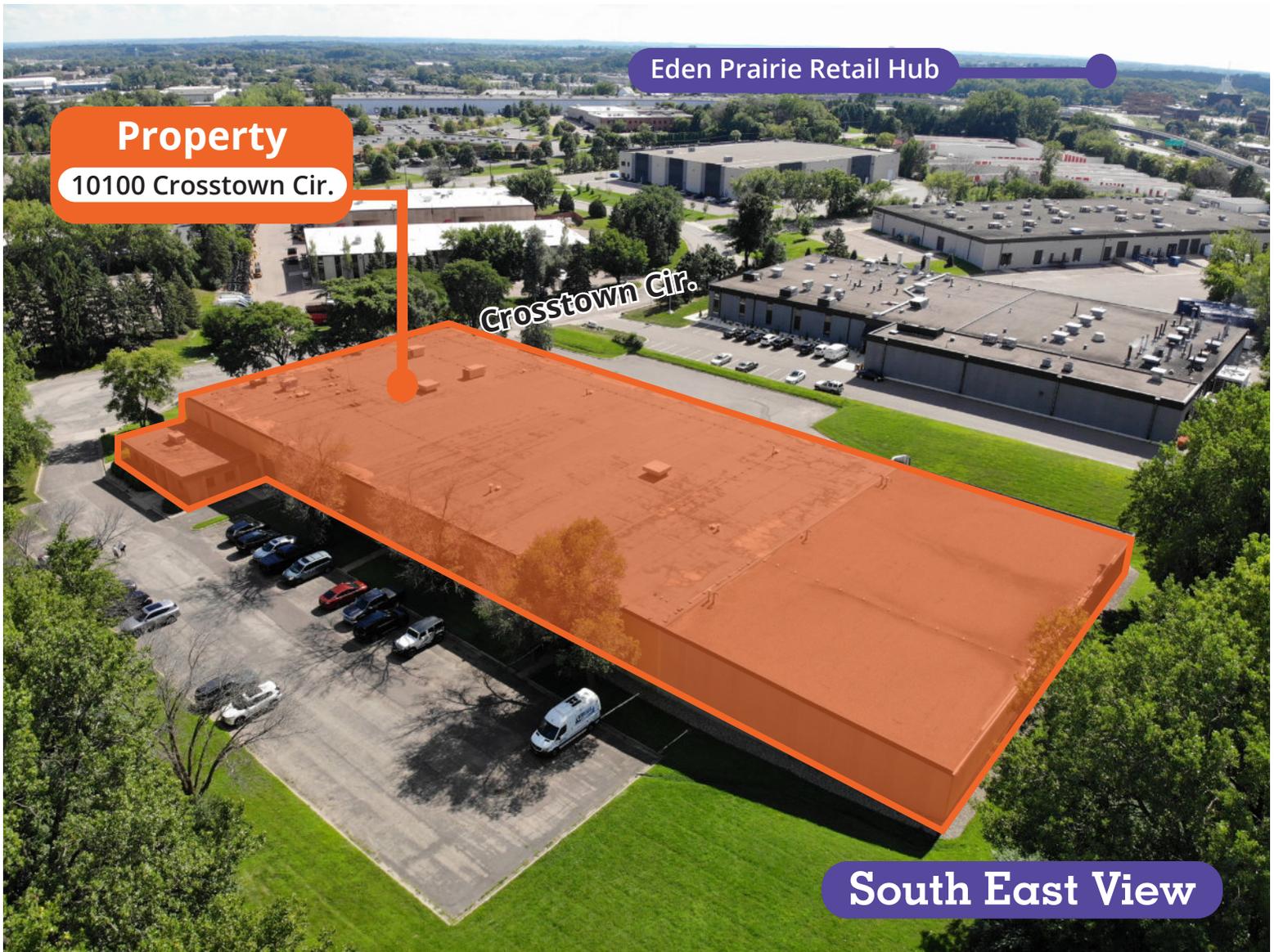
\$128,983

\$129,301

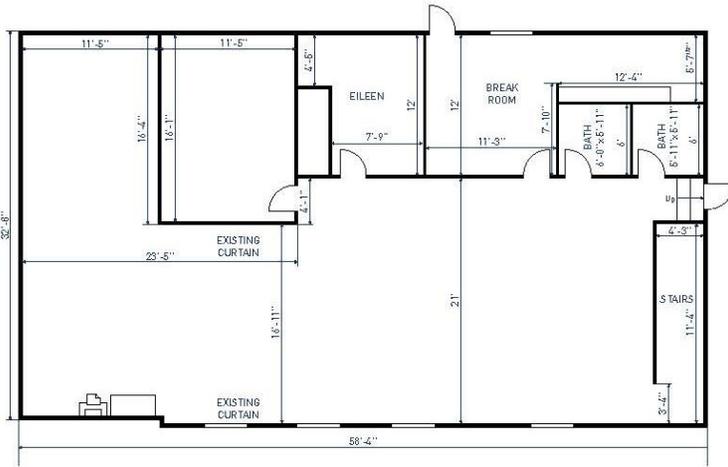
\$116,113

For sale

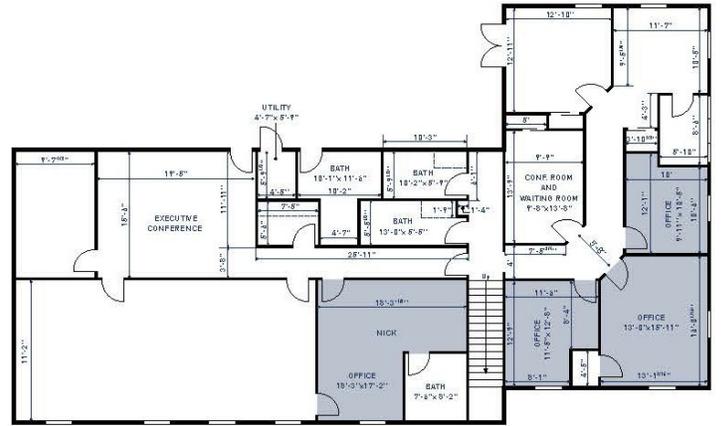
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Office Plan



Office Plan



Warehouse Plan



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