

**FOR LEASE**  
**NEW CONSTRUCTION**  
**1,741RSF Retail/Up to 7,281RSF Office**  
**401 Lake Street East**  
**Wayzata, MN. 55391**



## New Construction

Delivery 2nd quarter of 2022  
Retail/Office Space Available

### Property Highlights:

- High-End Retail/Office Space:
  - First Floor (Retail/Office): 1,600USF/1,740RSF
  - Second Floor (Full Floor Office): 7,280RSF (Divisible)
- 10,480 SF— 3 level building
- State-of-the-art Class A seamless design with natural lighting with pristine views of Lake Minnetonka
- High-end lobby finishes
- Covered onsite parking
- Walkable to nearby restaurants/coffee shops/retail
- Up to 4,600sf of green roof area
- Construction has commenced
- Experience Wayzata. Make your inquiry today!

For more information contact:

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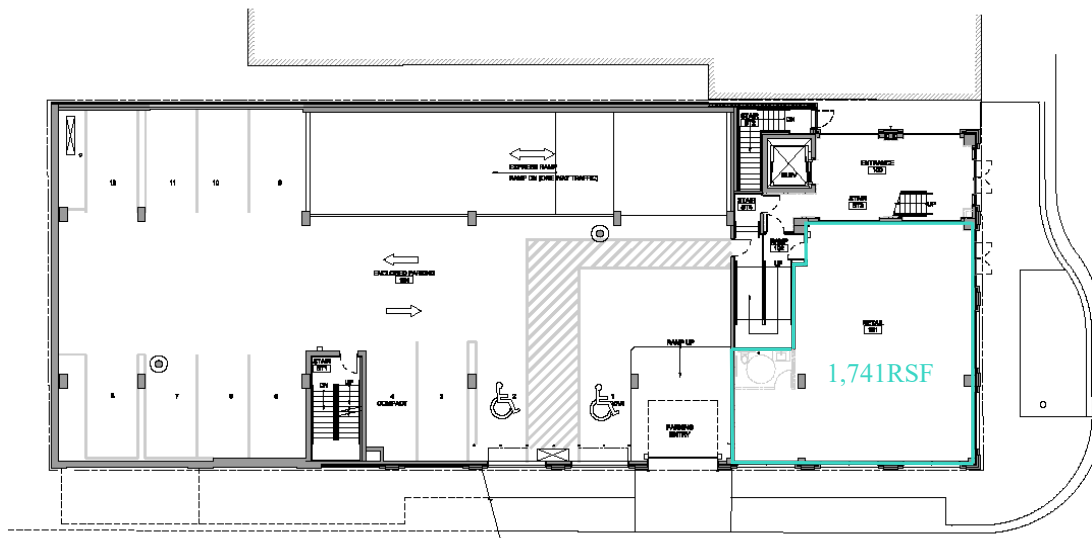
## NEW CONSTRUCTION

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### 401 Lake Street East Wayzata, MN. 55391

#### First Floor / Suite 101: 1,600USF/1,741RSF Available

The first floor prominent space allows for up-scale attainable/functional luxury retail, service, office uses. The space features a street level entrance, natural lighting, high ceiling, streamlined glass lines for window displays/merchandising/signage. Located in the heart of Wayzata's downtown retail/commercial district.



RETAIL 101 AREA: 1,600 SF

- Open ceiling height 10'
- Approx 41' of storefront

FIRST FLOOR PLAN



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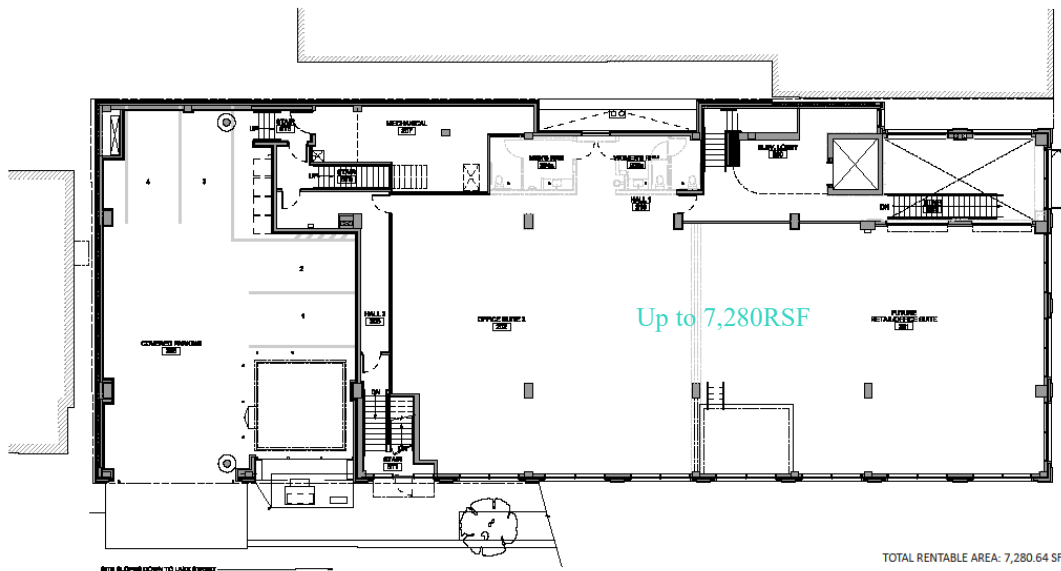
## NEW CONSTRUCTION

1,741RSF Retail/Up to 7,281RSF Office

### 401 Lake Street East Wayzata, MN. 55391

#### Second Floor / Suite 201: Up to 7,280RSF (Divisible)

Setting a new standard for Class A office space, the office/retail building features classical proportions with heritage-quality high-end materials and finishes, high ceilings, state-of-the-art air filtration system, natural lighting with sleek glass lines, exquisite water views of Lake Minnetonka.



LEVEL 2 FLOOR PLAN



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