\\ \I\
Meridian

make your mark

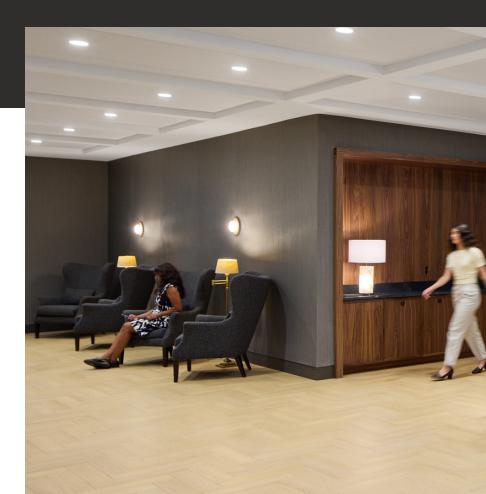




Debt Free Ownership **Efficient Floor Plans** Sustainable On-Site Management **Urban Connectivity** 

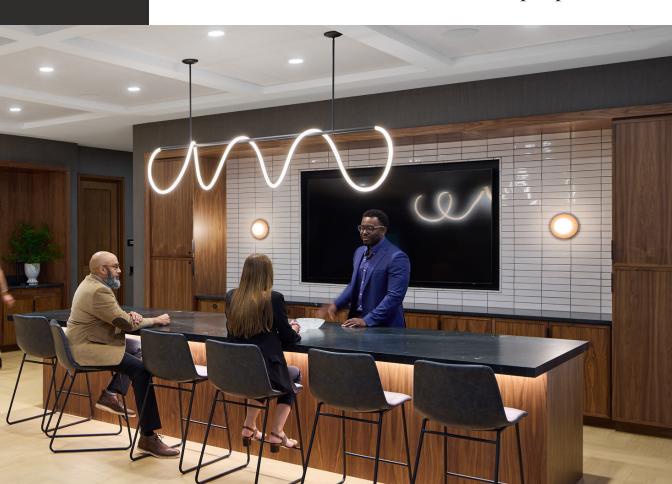
### urban connectivity

- Walkability to nearby retail, restaurants, & hotels
- Close proximity to MSP airport and both downtown Minneapolis and Saint Paul
- Immediate highway access & metro transit line



### OWNER & MANAGEMENT

 Debt-free ownership
 Leading owner and manager of Class A office properties



# THOUGHTFUL design

Efficient floor plates – 27,000 SF column free





Access to mass transit
Covered parking ramp with
4.2/1,000 parking ratio
EV charging stations
Conveniently located off
of 494 and 35W

easy commute





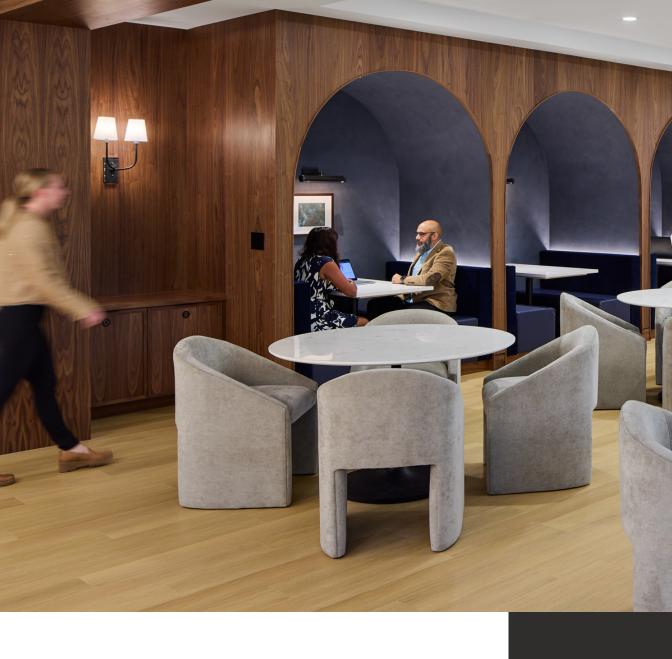


## sustainability is top of mind



## EMPLOYEE focused

On-site coffee, tenant lounge, café, outdoor patio, training room, fitness center, wellness room



MARKET LEADING
ON 494



- Newly renovated
- High end finishes
- Hospitality-infused amenities



For more information, contact:

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