



# GRAND OAK

B U S I N E S S P A R K



GROUP RMC



TRANSWESTERN



# GRAND OAK BUSINESS P



**GRAND OAK OFFICE VIII**  
2770 BLUE WATER RD

**GRAND OAK OFFICE VII**  
2750 BLUE WATER RD

**GRAND OAK OFFICE VI**  
950 BLUE GENTIAN RD

**GRAND OAK OFFICE II**  
880 BLUE GENTIAN RD

**GRAND OAK OFFICE IX**  
2854 HWY 55

**GRAND OAK RETAIL**  
2864 HWY 55

**GRAND OAK RETAIL**  
2874 HWY 55



# PARK



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**GRAND OAK OFFICE III**  
930 BLUE GENTIAN RD

**GRAND OAK OFFICE I**  
860 BLUE GENTIAN RD

**GRAND OAK OFFICE X**  
2805 DODD RD

## GRAND OAK OFFICE I

- 97,321 SF
- 3-story
- Class A Office
- Built in 1999
- \$16.00 Net
- \$10.90 Est OpEx + Taxes

## GRAND OAK OFFICE II

- 45,311 SF
- 3-story
- Class A Office
- Built in 2002
- \$15.00 Net
- \$10.86 Est OpEx + Taxes

## GRAND OAK OFFICE III

- 68,336 SF
- Single story
- Class B Office
- Built in 2000
- \$13.00 Net
- \$6.23 Est OpEx + Taxes

## GRAND OAK OFFICE IV

- 43,105 SF
- Single story
- Class A Office
- Built in 2000
- \$13.00 Net
- \$6.76 Est OpEx + Taxes

## GRAND OAK OFFICE VII

- 107,076 SF
- Single story
- Class B Office
- Built in 2002
- \$13.00 Net
- \$5.34 Est OpEx + Taxes

## GRAND OAK OFFICE VIII

- 40,246 SF
- Single story
- Class B Office
- Built in 2002
- \$13.00 Net
- \$7.46 Est OpEx + Taxes

## GRAND OAK OFFICE IX

- 30,402 SF
- 2-story
- Class A Office
- Built in 2005
- \$15.00 Net
- \$14.35 Est OpEx + Taxes

## GRAND OAK OFFICE X

- 92,554 SF
- 3-story
- Class A Office
- Built in 2006
- \$16.00 Net
- \$11.05 Est OpEx + Taxes

# FULL SERVICE PARK



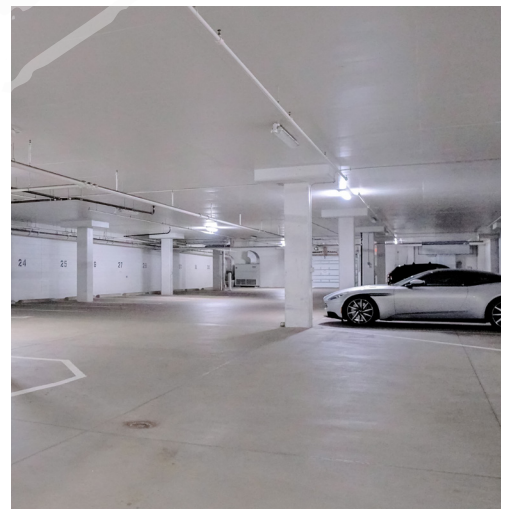
## YOUR AMENITY PACKAGE

- Two updated fitness centers
- Locker rooms and showers
- Walking trails
- Tenant plazas
- Patios and outdoor seating
- Nine-hole putting green
- Conference rooms with state of the art audio visual equipment & adjacent kitchen for catering
- Tenant storage spaces
- On-site property management
- Dining options including Jimmy Johns, Caribou Coffee, and Union 32 Craft House



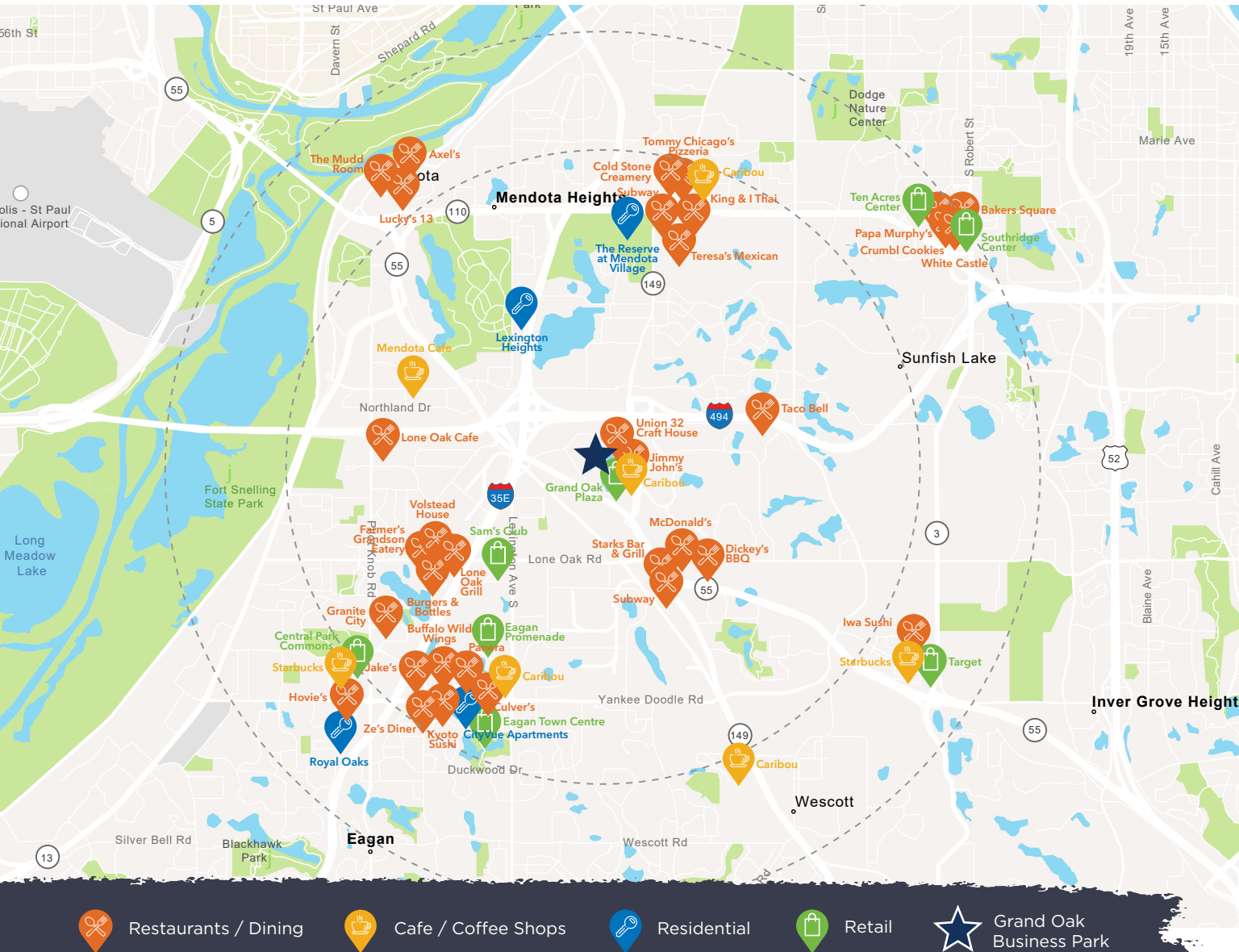


[CLICK HERE TO TOUR THE PARK](#)





# CLOSE TO EVERYTHING







## PREMIERE EAGAN LOCATION

Eagan is the proud home of the Minnesota Vikings and their state-of-the-art headquarters – Twin Cities Orthopedics Performance Center located at Viking Lakes.

Enjoy easy access to both downtown Minneapolis and Saint Paul, along with complimentary MSP Airport, Mall of America®, and Twin Cities Premium Outlets shuttle service from participating in Eagan hotels, all with complimentary parking.





A stylized red tree with a white trunk, positioned behind the word 'OAK' in the main title.

# GRAND OAK

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B U S I N E S S P A R K

LOCATED IN EAGAN, MN



TRANSWESTERN

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