



CARLSON
CENTER
EAST II

CBRE

DAHL
REAL ESTATE

WHERE
CREATIVITY
MEETS
CORPORATE
AGILITY

130 N CHESHIRE LANE
MINNETONKA, MN 55305

PROPERTY DETAILS

 **62,555 SF**
Building Size

 **31,277 SF**
Average Floor Plate

 **2**
Stories

 **3.40/1,000**
Parking Ratio

 **SIGNAGE**
Building & monument
signage available

 **\$18.00**
Lease Rate



AN ENHANCED TENANT EXPERIENCE

Nestled in the heart of Minnetonka, Carlson Center East II is designed to blend the beauty of art and nature with the needs of modern businesses. Step into a space where vibrant artwork, picturesque nature, amenities and flexible workspaces cater to the diverse needs of today's workforce.



Move-in ready conditions



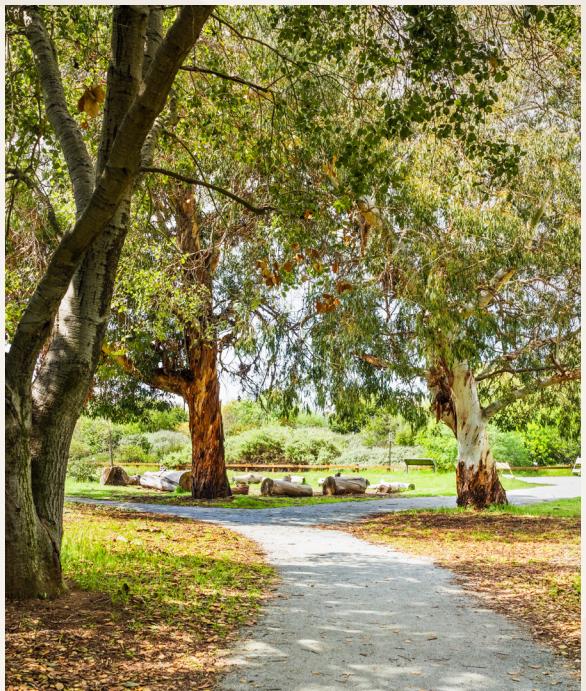
Flexible, large floor plate accommodating a variety of users

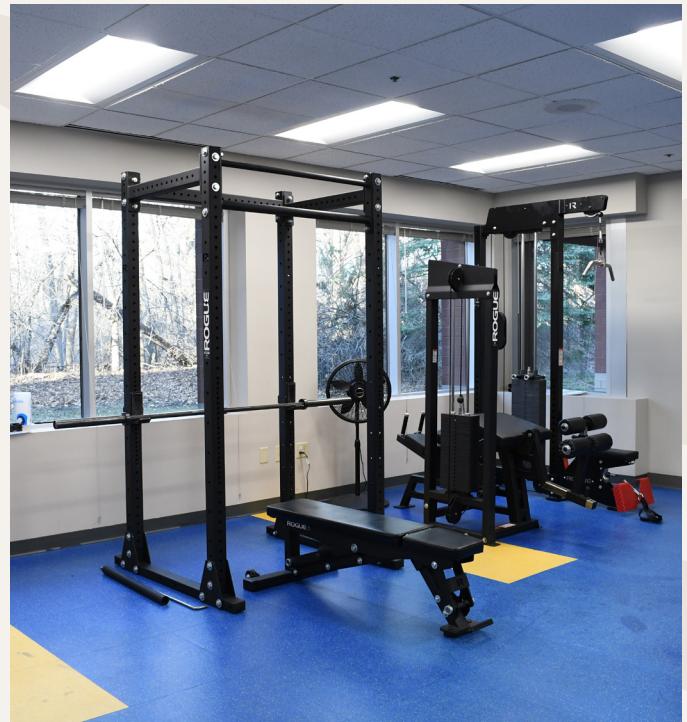


Conveniently located near nature access, major retail & neighborhood communities



Distinguished, engaging artwork displays throughout the building





HOLISTIC AMENITY PACKAGE



Fitness center



Spacious lobby
with plentiful
natural light



Lounge seating
with WiFi



Outdoor patio
with seating



Scenic views

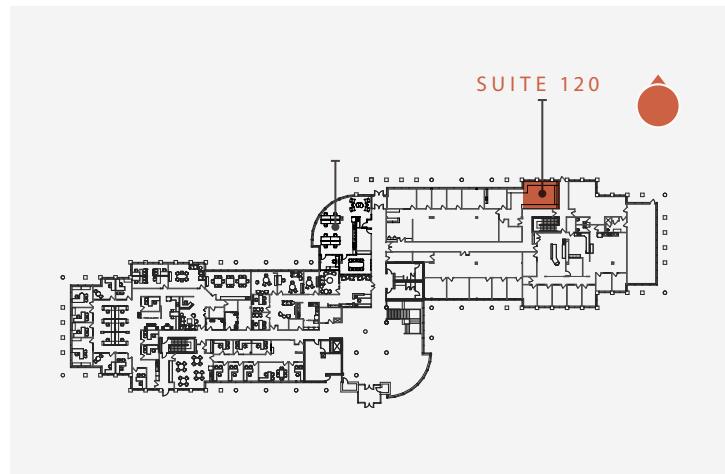
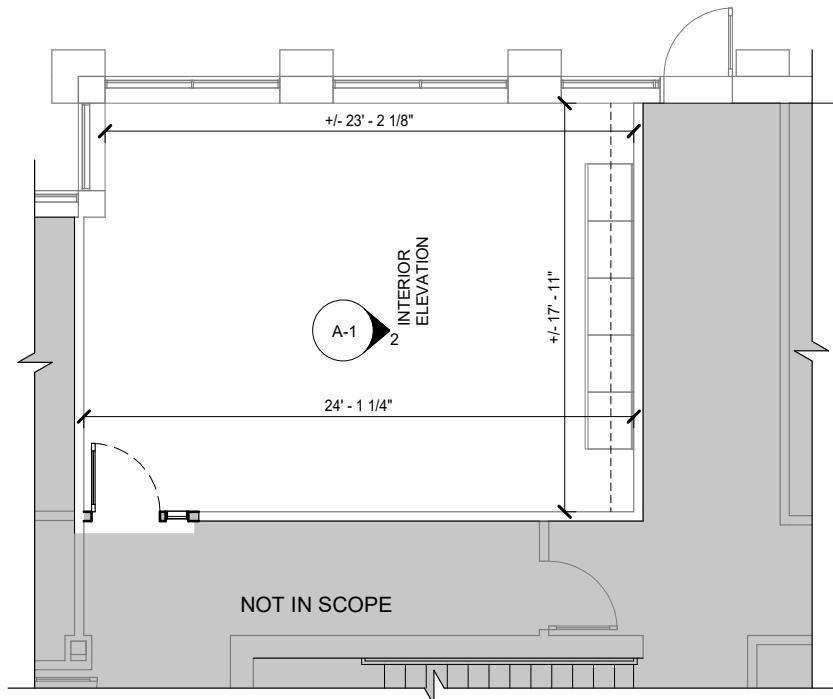


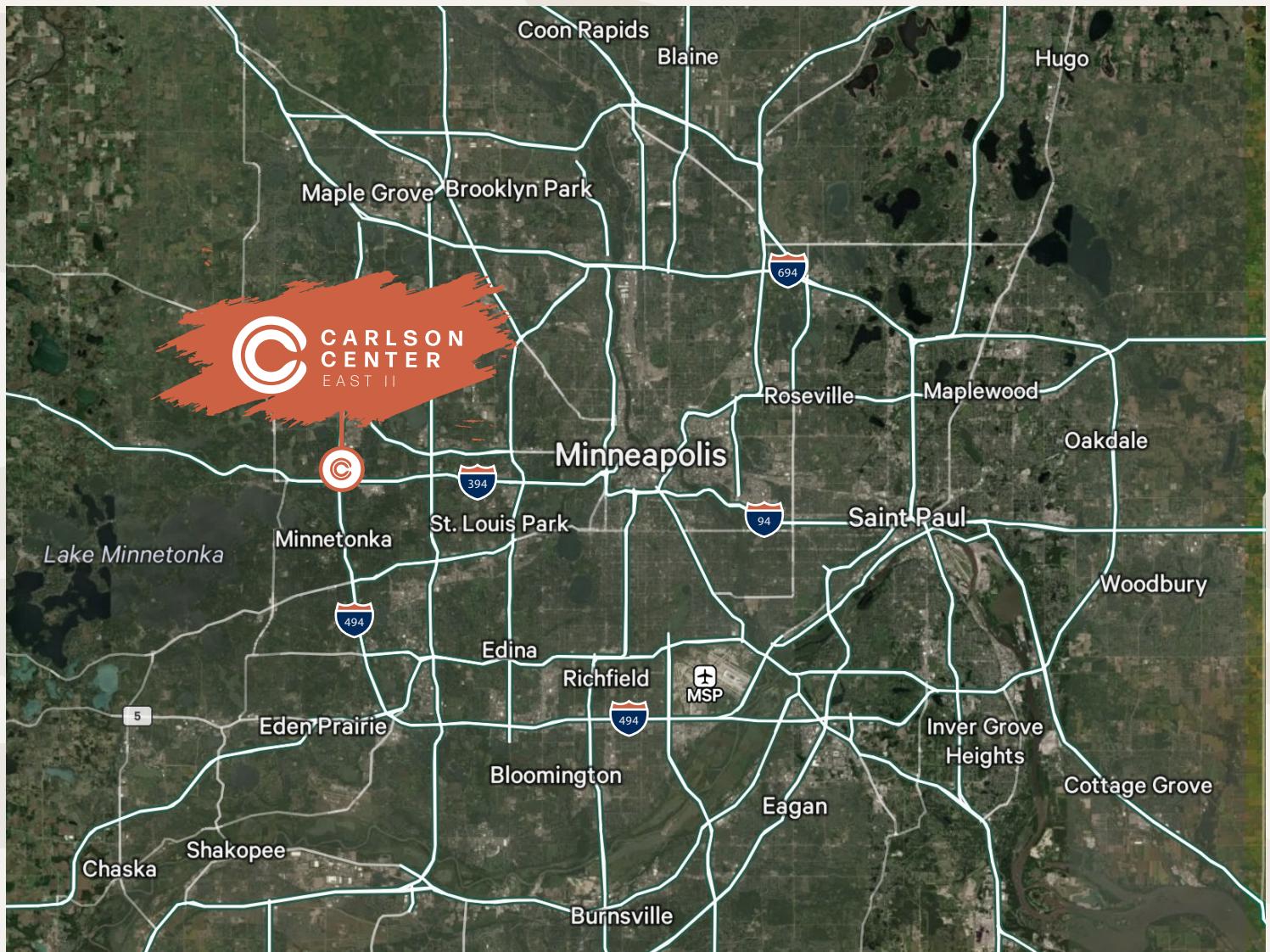
On-site
management

ADAPTABLE FLOOR PLATE

Carlson Center East II provides ample room for collaboration, enhanced communication and versatility for a multitude of tenant needs.

SUITE 120
551 RSF





With its strategic position near major highways, proximity to a wide range of retail and dining options and a picturesque natural landscape, Carlson Center East II encompasses the ideal corporate destination.

WITHIN 5 MILES

 8,000+
Businesses

 172,000
People

 150,000
Employees

 74,000
Households

SURROUNDED BY AMENITIES



150+

Nearby restaurants & retail options within 3 miles



5 MIN DRIVE

to Ridgedale Shopping Center
& other major retailers



HOTEL OPTIONS

to accommodate any
travel needs





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