

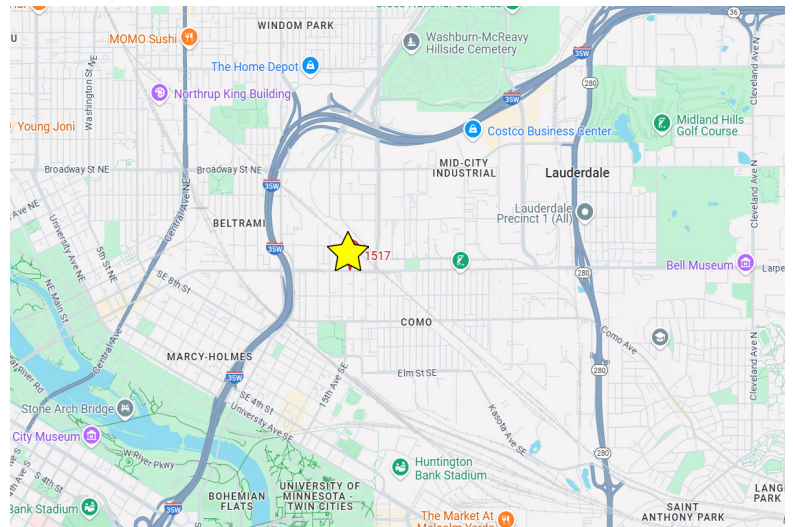
NE MINNEAPOLIS LAND FOR SALE/ BUILD TO SUIT



1517 E Hennepin Avenue Minneapolis, MN 55414

HIGHLIGHTS

- Land for Sale or Build to Suit office/retail development opportunity in a dense, residential area
- Land Size: .22 Acres (9,583 SF)
- Land Price: Negotiable
- 5,000 - 7,000 SF Build to Suit opportunity on E Hennepin Ave in Northeast Minneapolis
- Slab on grade, one (1) story building
- Onsite parking
- No drive-thru capability
- Located two blocks off I-35W on the Hennepin Avenue exit with easy access to Downtown Minneapolis and I-94



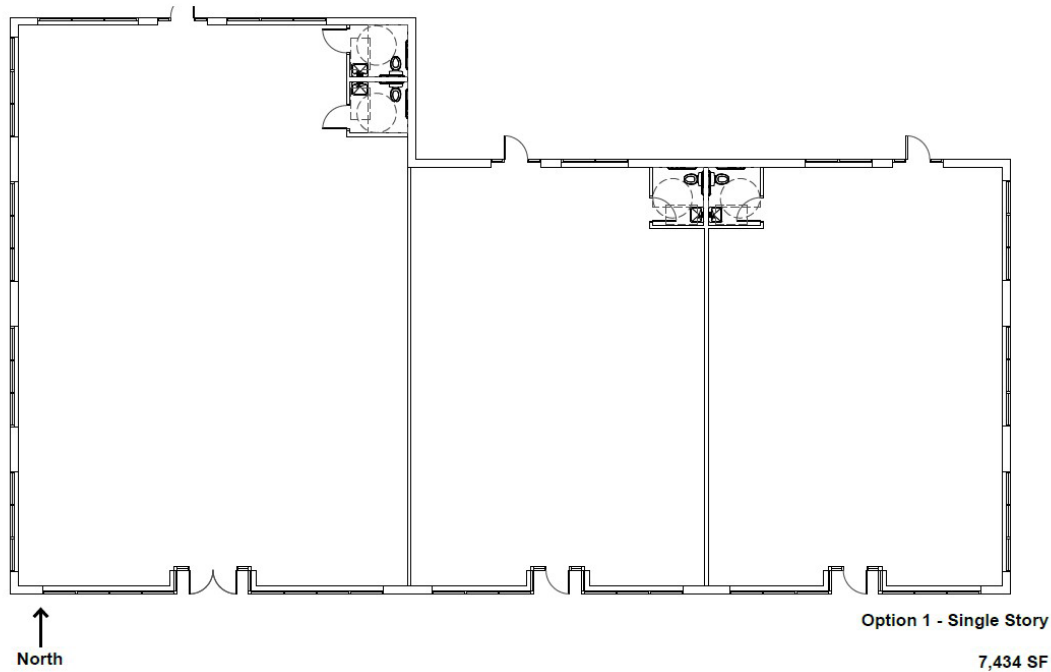
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SITE PLAN AND POTENTIAL RENDERING



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