



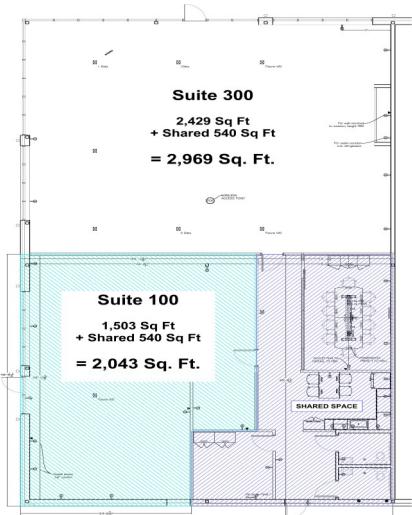
# PREMIUM OPPORTUNITY

[www.MuddDevelopment.com](http://www.MuddDevelopment.com)

**CHECK IT OUT**

## 1304 Technology Parkway Suite 300

**2,429 Sq. Ft. + shared 540 Sq. Ft. = 2,969 Sq. Ft.**



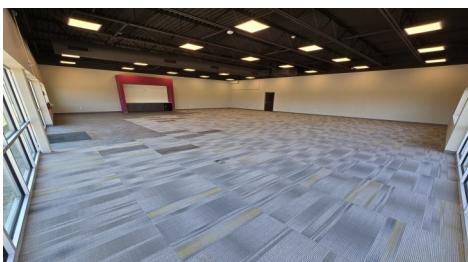
**10 Gig, "Fastest / Best Internet in the USA." PC Magazine 2020 / 2021**

**AMPLE Great Parking . . . Nearly New Beautiful, Efficient Exterior & Interior Office Space**

**FREE 24/7 Memberships to the Mudd Campus Fitness Center for Tenants & Families.**

**Easy Access to the Cedar Falls Technology Area & Shopping, Great Amenities, Prairie Lakes & Trails**

**2 Great Hotels with Event Centers within walking distance and 2.8 miles from the University of Northern Iowa.**



**Call us today!**



**Jim Mudd**  
**Jim@Mudd.com**  
**319-277-9131**



**Jim Sartorius**  
**JimS@Mudd.com**  
**319-277-9146**

## **PRIME LOCATION / EASY ACCESS**

***Just off I-20 Hudson Road Exit in the Cedar Falls Technology Park  
near Prairie Lakes & Trails and the University of Northern Iowa***

## **GREAT ADDRESS**

**1304 Technology Parkway Suite 300**

## **GREAT HIGH SPEED CONNECTION**

**10 GIG Fiber Connectivity to the Internet**

***(PC Magazine says Fastest / Best Quality in the USA)***

## **For You & Your Employees**

**Free 24/7 Fitness Center & Sauna Showers Towels Lockers**

## **CHECK OUT & JOIN THESE MUDD CAMPUS NEIGHBORS!**

**CENTURY 21 SRE**

**MUDD DIGITAL**

**PIPAC**

**CARE INITIATIVES HOSPICE**

**MUDD DIRECT MAIL**

**RABO AGRIFINANCE**

**PRO FARMER / FARM JOURNAL**

**TEREX**

**FLOOR COVERINGS INTERNANTIONAL**

**COCA COLA**

**MUDD FITNESS CENTER**

**THE ROSE COMPANIES**

**COMPASSUS HOSPICE**

**MUDD PUBLISHING**

**WORKSPACE**

**DISCERNING WEALTH / AMERIPRISE**

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**WATERLOO CEDAR FALLS COURIER**

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**MUDD STUDIO 5**

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