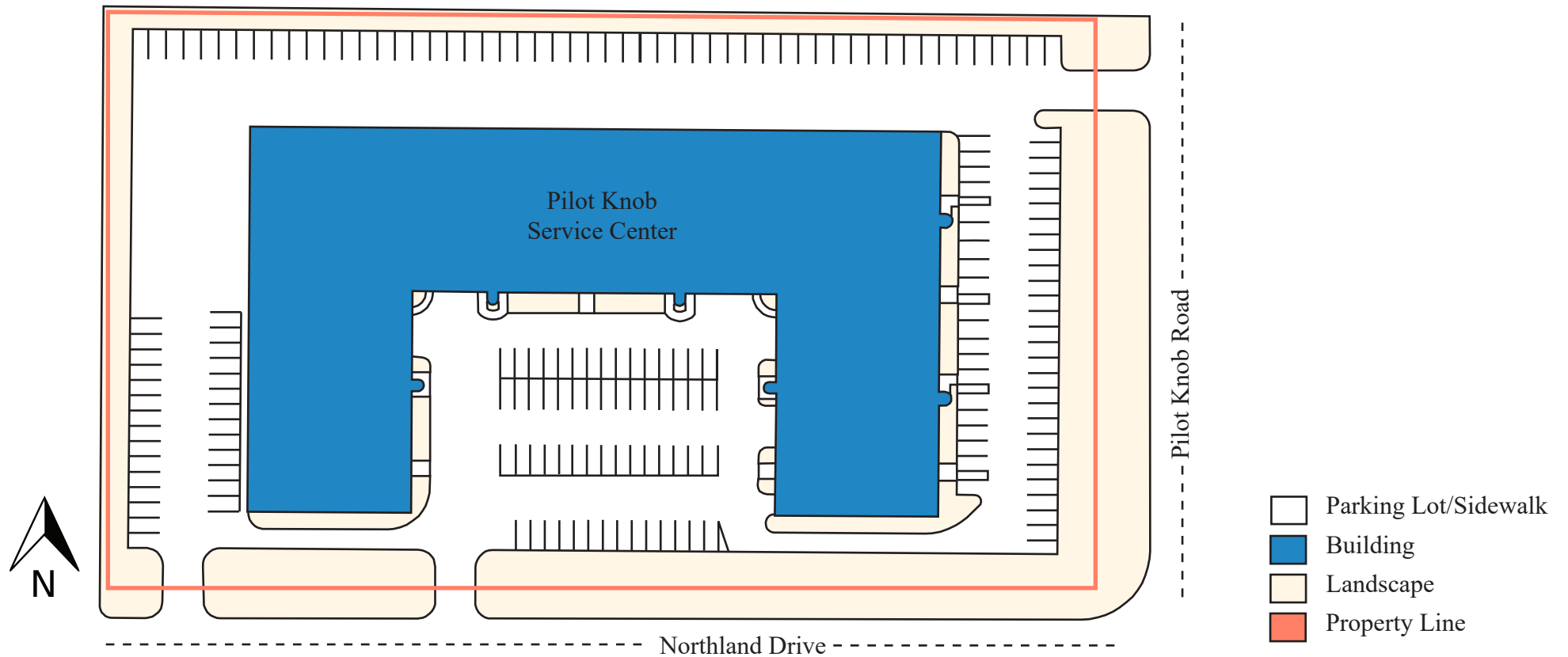


PILOT KNOB



2535 Pilot Knob Road, Mendota Heights, MN 55120

SITE PLAN

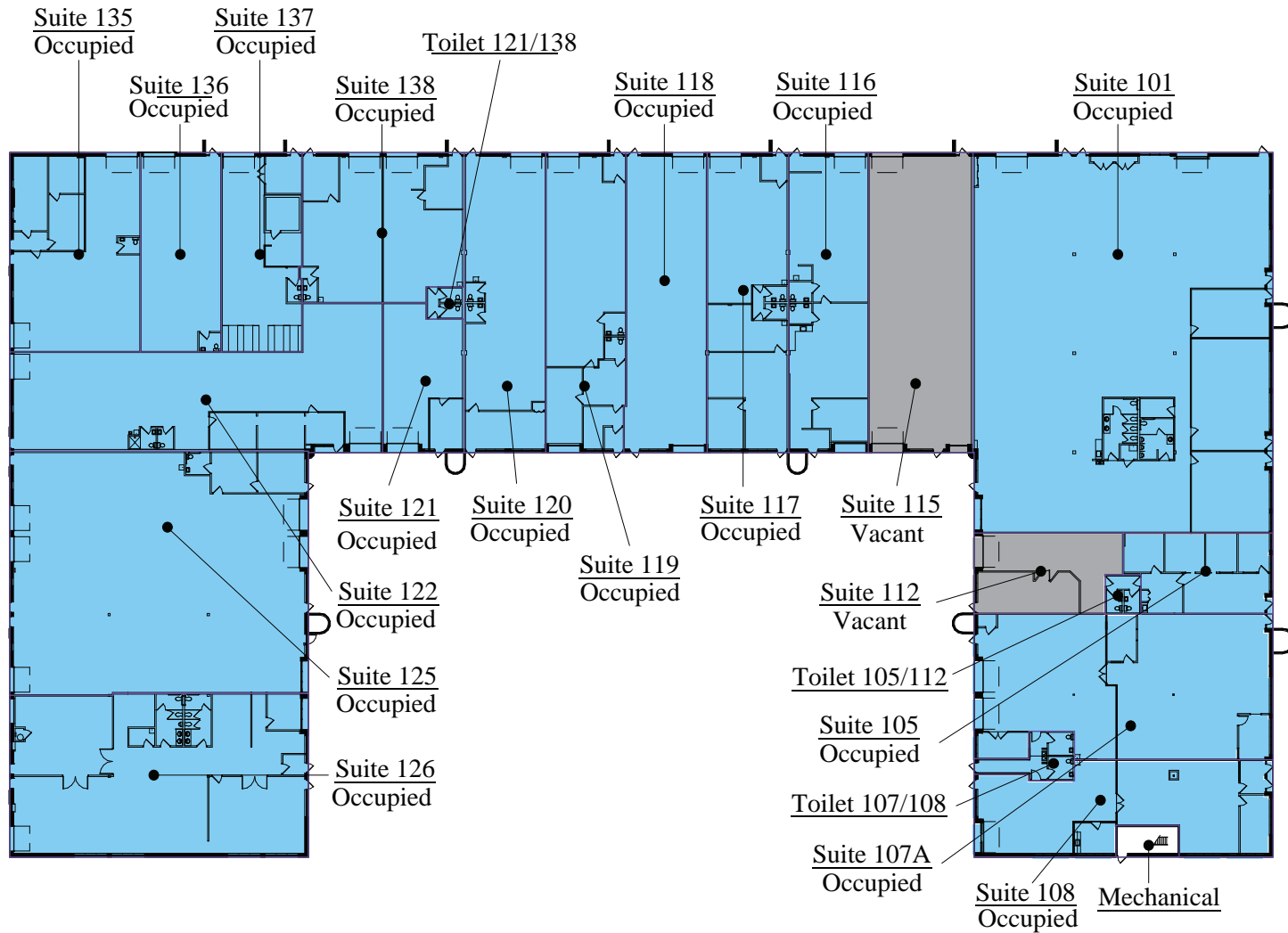


PROPERTY HIGHLIGHTS

- Flexible office/Warehouse complex
- Just blocks from hotels and restaurants
- Just minutes from the Minneapolis/St. Paul Airport
- Combination of drive-in and dock height doors
- Located just one block north of the 94/Pilot Knob Interchange



FLOOR PLANS



MAIN FLOOR
64,100 SF

- Building Common Area
- Vacant Office Area
- Occupied Office Area
- Vertical Penetration

AREA DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	3,791	55,892	209,310
HOUSEHOLDS	1,529	23,782	89,980
HOUSEHOLD INCOME	\$149,430	\$91,085	\$88,060

I-494 88,000 VPD

PILOT KNOB ROAD 14,800 VPD



CONTACTS

Phil Simonet

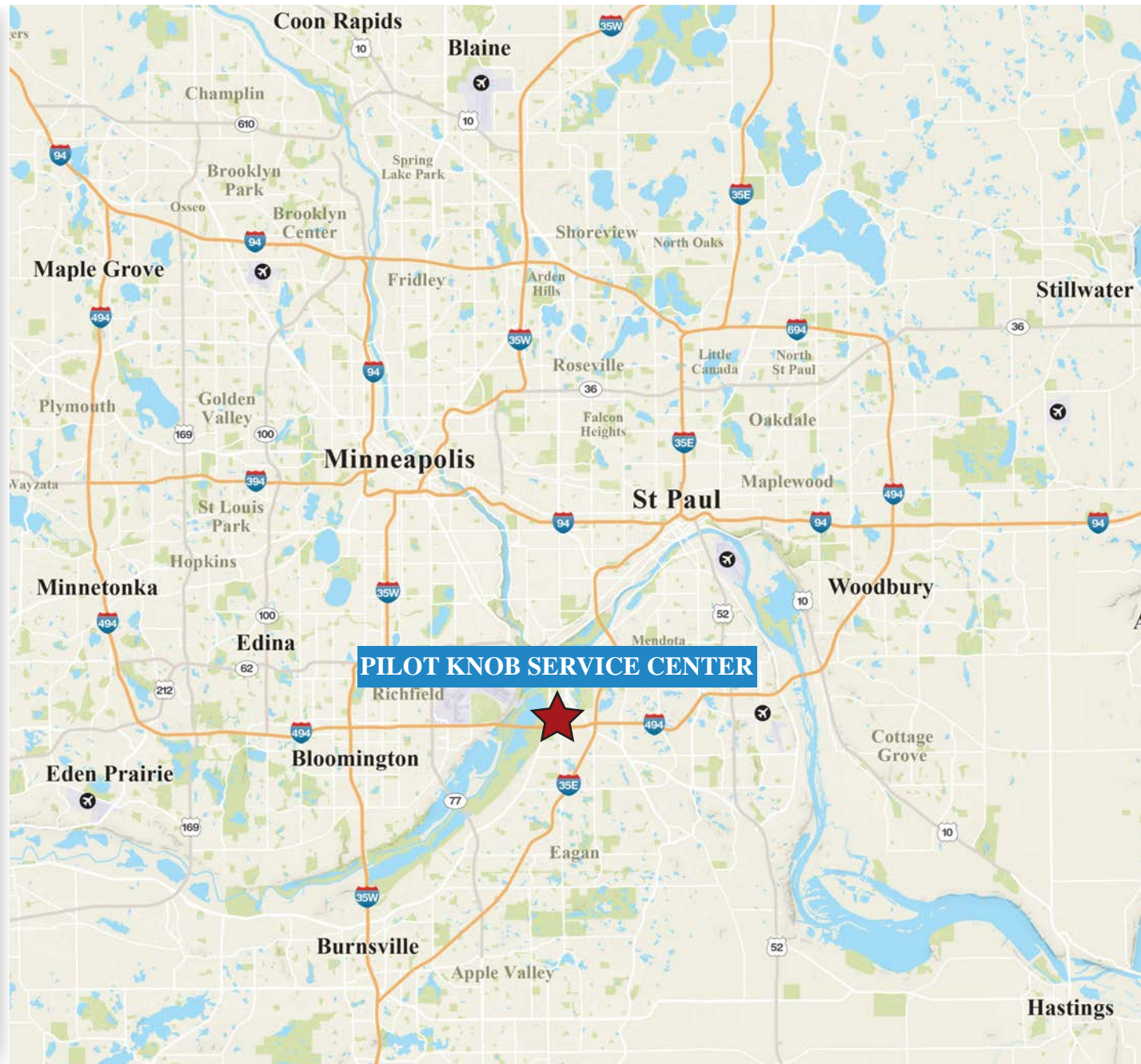
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