

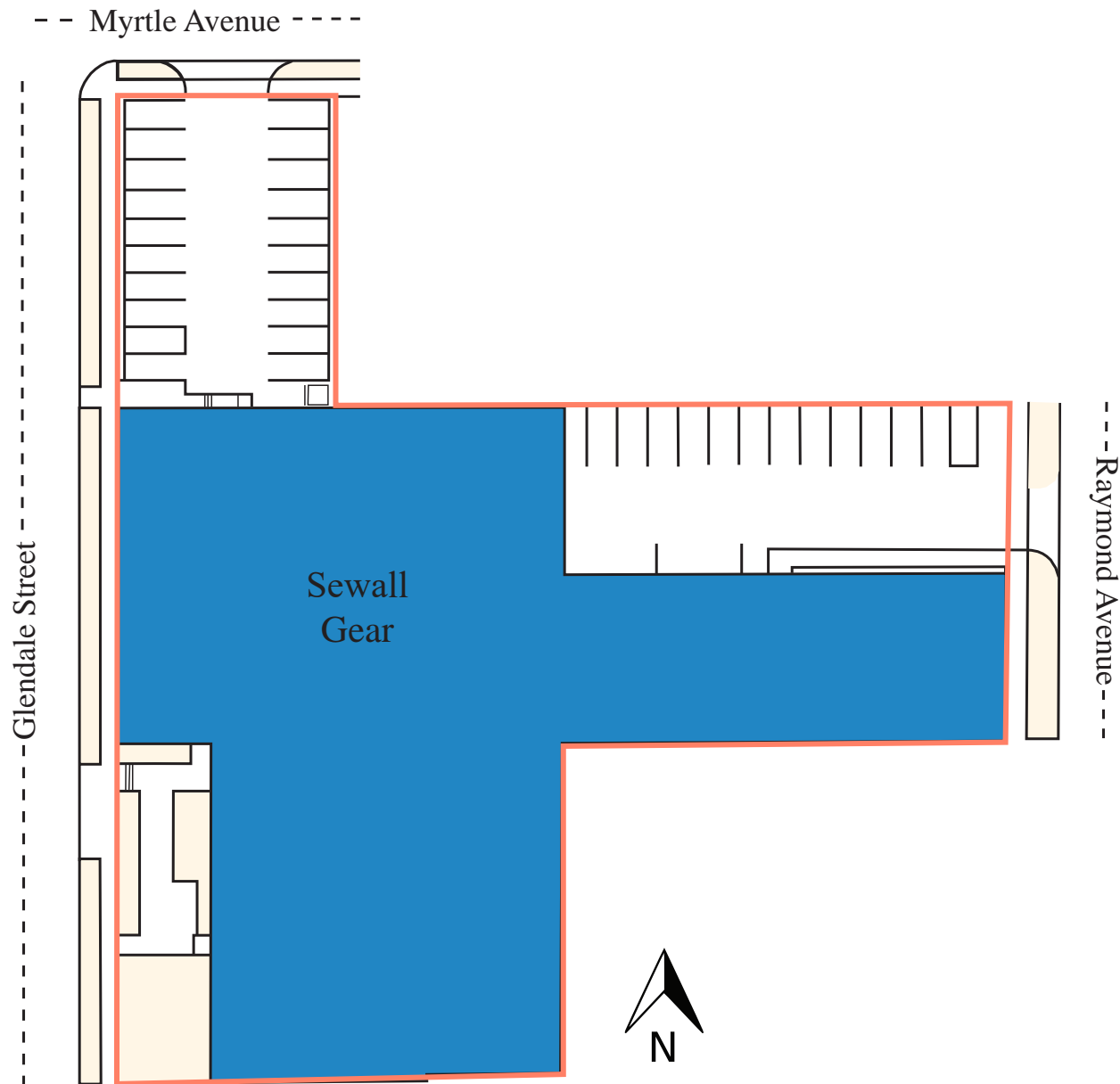
SEWALL GEAR




WELLINGTON
MANAGEMENT
Commercial Real Estate

**705 RAYMOND AVENUE
700 GLENDALE STREET
ST. PAUL, MN 55114**

SITE PLAN



- Located in the Raymond/University Corridor
- Off-street parking
- Easy access to I-94, Highway 280 and both downtowns

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

ADDRESS	705 Raymond Avenue & 700 Glendale Street, St. Paul, MN 55114
BUILDING AREA	34,400 SF
NUMBER OF STORIES	2
PARKING STALLS	34 Stalls
CLEAR HEIGHT	11' - 20'
YEAR BUILT	1945





HIGHWAY 280 36,500 VPD

UNIVERSITY AVENUE 24,174 VPD

RAYMOND AVENUE 3,050 VPD

AREA DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
POPULATION	8,891	181,864	491,162
HOUSEHOLDS	4,114	71,107	211,573
HOUSEHOLD INCOME	\$79,234	\$73,753	\$74,979

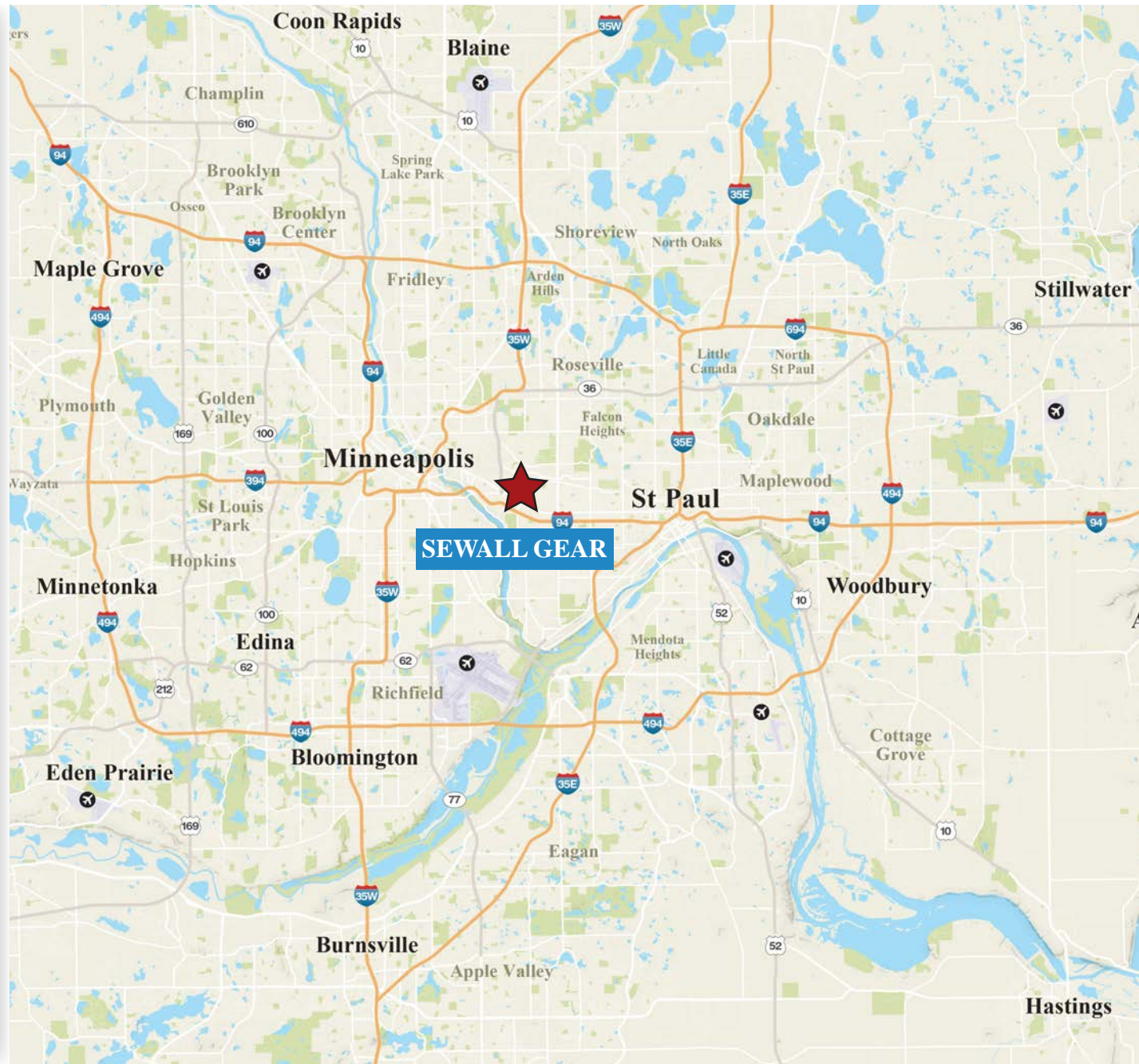
CONTACTS

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