

WELSH

Minnetrista



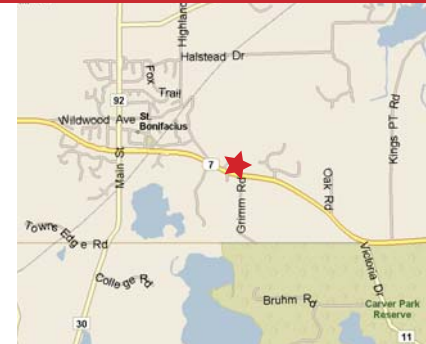
INNOVATION FROM THE GROUND UP

\$600,000 PRICE REDUCTION!

For Sale

Minnetrista Land
4300 Creekview Circle
Minnetrista, Minnesota

- 4.97 Acres
- Ability to divide to one acre sites
- Close to area amenities
- Great visibility and easy access to Highway 7
- Rapidly growing community
- Zoned C-2: Highway Service Business



For more information contact:

Brian Netz
952.897.7736
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Nick Leviton
952.897.7843
nleviton@welshco.com

NAIWELSH



Minnetrista Land For Sale

Building Address:

4300 Creek View Circle
Minnetrista, Minnesota

Brian Netz

- 952.897.7736
- bnetz@welshco.com

Land Size:

4.97 acres
216,412 square feet
• Ability to divide to one acre sites

Nick Leviton

- 952.897.7843
- nleviton@welshco.com

Sale Price:

\$1.2 million

Zoning:

C-2: Highway Service Business

Traffic Count:

Highway 7 - 16,100 vehicles per day

www.welshco.com

Demographics:

2010 Figures

Population:	Households:	Average Household Income:	
1-Mile: 1,355	1-Mile: 494	1-Mile: \$108,566	4350 Baker Road, Suite 400
3-Mile: 6,305	3-Mile: 2,192	3-Mile: \$110,208	Minnetonka, MN 55343
5-Mile: 26,610	5-Mile: 10,429	5-Mile: \$106,432	Tel: 952.897.7700
10-Mile: 123,239	10-Mile: 45,628	10-Mile: \$114,948	Fax: 952.842.7700