

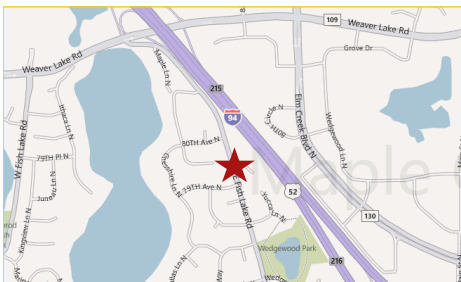
Office Condo For SALE \$137,777



**13792 Reimer Drive N
Maple Grove, MN**

Prime Office Location in the Heart of Maple Grove!

Great traffic exposure to over 8,800 vehicles per day!



Located off busy East Fish Lake Road and adjacent to I-94, this office location makes for superb visibility and access. This property, located in Briar Bend office condominium complex, is sure to enhance your company's image while projecting style and quality through its brick structure offering a strong design statement.

Offices include demising walls that are easily customizable to meet your interior office needs! Experience the benefits of ownership with this great opportunity—stable costs, tax incentives and equity growth!

Rock Solid
COMMERCIAL

Providing Exceptional Personal Service

www.rocksolidcommercial.com

Delivering Exceptional Positive Results

**ROCK SOLID Companies
is Your FULL SERVICE
Real Estate Brokerage**

Commercial, Property Management,
Troubled Assets, Court Receivership,
Investment/Equity, 1031 Exchange
Residential, Property Development
and Vacation/Coastal Properties.

Licensed in Minnesota & Florida

Contact:

Ron Touchette Broker

612.435.7777

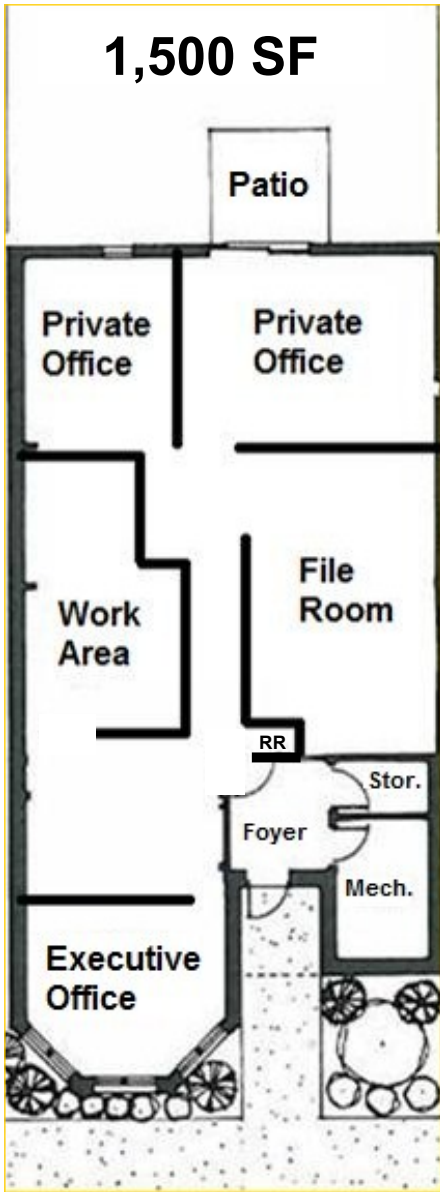
ron@rocksolidcommercial.com

7078 E. Fish Lake Rd., Maple Grove, MN 55311 Main: 612.435.7770 Fax: 612.435.7771

Office Condo For SALE \$137,777

**13792 Reimer Drive N
Maple Grove, MN**

Site Data and Floor Plan



Listing Price:	\$137,777	
Includes:	Building, land	
Lease Rate:	Please contact Ron Touchette, 612.435.7777	
Location:	13792 Reimer Drive North Maple Grove, MN 55311	
PID Number:	2211922310042	
2011 Total Tax:	\$3,579.36	
Association Fee:	\$275.00 per month	
Zoning:	Business/Commercial	
Topography:	Parking lot, sidewalk	
Utilities:	Water Sewer Fuel Heat	City water, connected City Sewer, connected Natural Gas Forced Air
Number of Buildings:	1	
Number of Floors:	1	
Number of Units:	Commercial	1
Total SF:	1,500 SF +/-	
Acres:	.05	
Building Type:	Brick Exterior	
Year Built:	1985	
Parking:	Lot with multiple spaces, easy access	
Occupied:	Yes	
Neighboring:	Neighborhood Commercial	
General:	Prime location to own and operate your business!	

Rock Solid
COMMERCIAL

Providing Exceptional Personal Service

www.rocksolidcommercial.com

Delivering Exceptional Positive Results

ROCK SOLID Companies
is Your **FULL SERVICE**
Real Estate Brokerage

Commercial, Property Management,
Troubled Assets, Court Receivership,
Investment/Equity, 1031 Exchange
Residential, Property Development
and Vacation/Coastal Properties.

Licensed in Minnesota & Florida

Contact:

Ron Touchette Broker

612.435.7777

ron@rocksolidcommercial.com

7078 E. Fish Lake Rd., Maple Grove, MN 55311 Main: 612.435.7770 Fax: 612.435.7771

Office Condo For SALE \$137,777

**13792 Reimer Drive N
Maple Grove, MN**

55311 Demographics



Community-at-a-Glance

County Seat:

Hennepin

Population:

61,726

Median Age:

37.7

Average Family Size:

3.29

Median Single Family

Home Value:

\$106,483

Median Household Income:

\$95,705

Commute Time (minutes):

25.5

*2000 US Census Data

General Characteristics	Number	Percentage
Total population	61,726	—
<i>Male</i>	30,180	48.9
<i>Female</i>	31,546	51.1
Median age (years)	37.7	—
<i>Under 5 years</i>	5,482	8.9
<i>18 years and over</i>	43,538	70.5
<i>65 years and over</i>	3,500	5.7
Average household size	2.80	—
Average family size	3.29	—
Total housing units	23,041	—
Social Characteristics	Number	Percentage
Population 25 years and over	39,791	—
<i>HS graduate or higher</i>	—	95.9
<i>Bachelor's degree or higher</i>	—	47.8
Male, now married	15,114	66.0
Female, now married	14,710	61.6
Economic Characteristics	Number	Percentage
In labor force	36,482	79.8
Mean travel time to work (minutes)	25.5	—
Median household income (dollars)	95,705	—
Median family income (dollars)	106,483	—
Per capita income (dollars)	39,995	—
Housing Characteristics	Number	Percentage
Single-family owner-occupied homes	20,153	—
<i>Median value (dollars)</i>	278,700	—
Median of selected monthly owner costs with mortgage (dollars)	1,830	—

Rock Solid
COMMERCIAL

Providing Exceptional Personal Service

www.rocksolidcommercial.com

Delivering Exceptional Positive Results

ROCK SOLID Companies
is Your **FULL SERVICE**
Real Estate Brokerage

Commercial, Property Management,
Troubled Assets, Court Receivership,
Investment/Equity, 1031 Exchange
Residential, Property Development
and Vacation/Coastal Properties.

Licensed in Minnesota & Florida

Contact:

Ron Touchette Broker

612.435.7777

ron@rocksolidcommercial.com

7078 E. Fish Lake Rd., Maple Grove, MN 55311 Main: 612.435.7770 Fax: 612.435.7771

Office Condo For SALE \$137,777

**13792 Reimer Drive N
Maple Grove, MN**

Summary



The information herein was obtained from sources deemed to be reliable. The information includes projections, assumptions and estimates as examples only and of a forecast nature yet may not represent actual, current or future performance. We make no guarantees or warranties. It is submitted subject to the possibility of withdrawal without notice, errors, change of price, omissions, financing, rental or other conditions. You and your tax and legal advisors should conduct your own investigation of the property and contemplated or proposed transactions.

Copyright 2011 ROCK SOLID Commercial.

Last Updated: Tuesday, December 20, 2011

Building features and amenities include:

- 1,500 SF one story office condominium
- Two private offices, executive office, work area, file room and RR
- Demising walls—customizable to meet your interior office needs
- GREAT exposure to highly traveled East Fish Lake Road
- 8,800 VPD passing by your office!
- Benefits include stable costs, equity growth and tax incentives!
- Space includes 8'x5' outdoor patio for staff use and recreation
- Located three minutes from I-94 in the heart of Maple Grove
- Just 20 minutes from downtown Minneapolis
- Prime location to own and operate your business!

Rock Solid
COMMERCIAL

Providing Exceptional Personal Service

www.rocksolidcommercial.com

Delivering Exceptional Positive Results

**ROCK SOLID Companies
is Your FULL SERVICE
Real Estate Brokerage**

Commercial, Property Management,
Troubled Assets, Court Receivership,
Investment/Equity, 1031 Exchange
Residential, Property Development
and Vacation/Coastal Properties.

Licensed in Minnesota & Florida

Contact:

Ron Touchette Broker

612.435.7777

ron@rocksolidcommercial.com

7078 E. Fish Lake Rd., Maple Grove, MN 55311 Main: 612.435.7770 Fax: 612.435.7771