



# For Sale

**205th & Kenrick Avenue, Lakeville, MN 55044**



## Kenrick Corner

- ♦ I-35 Freeway Visibility (55,000 VPD)
- ♦ 1.61 Acres
- ♦ Zoned C-3, General Commercial
- ♦ Adjacent to Porterhouse Steak House, Dentist and Bank
- ♦ Easy access from new Hwy 70 interchange completed 2010
- ♦ 10,000 SF building potential
- ♦ Ponds offsite, platted, utilities to site
- ♦ Great Office or Retail Site

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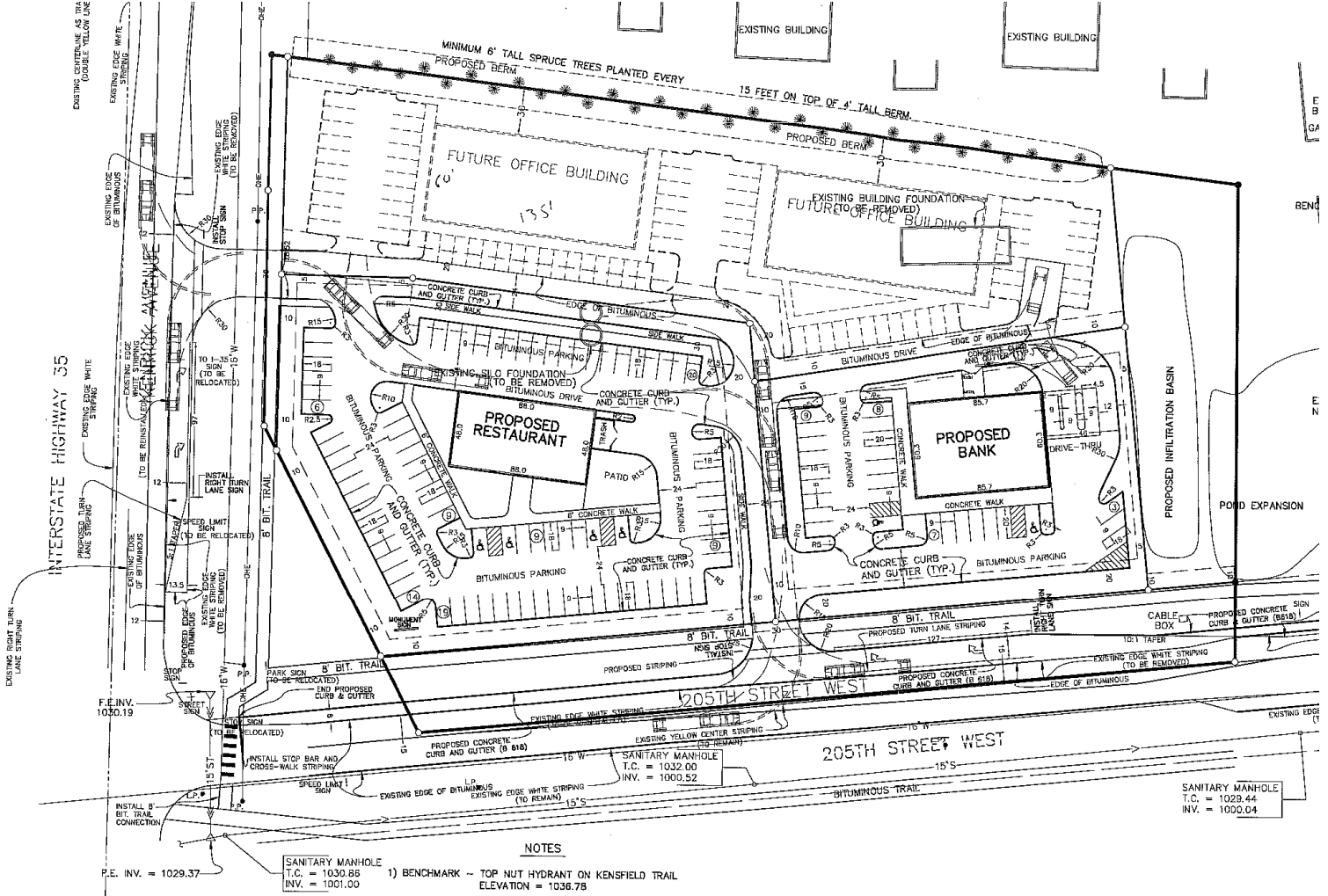
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# Site Plan

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Demographics	1 Mile	3 Mile	5 Mile
Population	2,966	20,110	47,490
Median HH Income	\$122,156	\$104,770	\$108,939
Ave HH Income	\$138,893	\$129,318	\$131,085
Ave HH Size	3.39	2.94	3.07

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