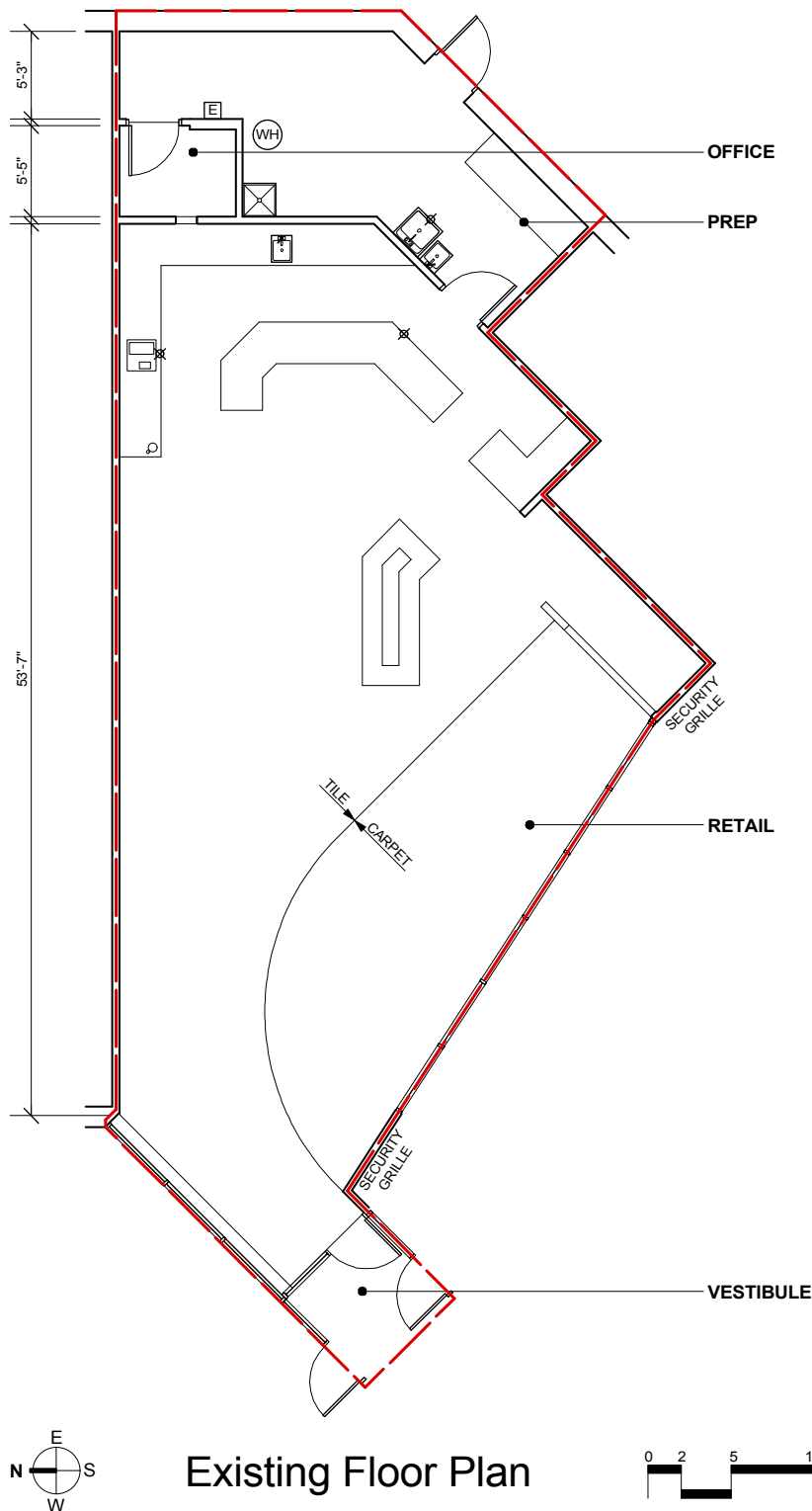


WINNETKA COMMONS

3560 Winnetka Ave N | New Hope, MN



Existing Floor Plan

Winnetka Commons

3560 Winnetka Ave N
New Hope, MN

Landlord

Recorded Floor Area: 2,020 Sq. Ft.

PMA

Measured Floor Area: 1,897 Sq. Ft.

EXISTING CONDITIONS

FRONT WALL

GLASS STOREFRONT

REAR WALL

GYPSUM BOARD ON METAL FRAMING
OVER CMU

DEMISING WALLS

GLASS STOREFRONT AND GYPSUM
BOARD ON 3 5/8" METAL STUDS

INTERIOR WALLS

GYPSUM BOARD ON METAL STUDS

CLEAR HEIGHT

13'-8" +/- TO UNDERSIDE OF BAR JOISTS

VESTIBULE

FLOOR: C.T. WITH C.T. BASE
WALLS: GLASS STOREFRONT
CEILING: 2' X 2' A.C.T. 9'-0" A.F.F.

RETAIL

FLOOR: CARPET / C.T. WITH C.T. BASE
WALLS: PAINTED GYPSUM BOARD
CEILING: 2' X 2' A.C.T. 9'-0" A.F.F.
GYPSUM SOFFIT 7'-6" A.F.F.

PREP

FLOOR: Q.T. WITH Q.T. BASE
WALLS: FRP / GYPSUM BOARD
CEILING: 2' X 4' A.C.T. 12'-0" A.F.F.

OFFICE

FLOOR: VCT WITH VINYL BASE
WALLS: PAINTED GYPSUM BOARD
CEILING: 2' X 4' A.C.T. 7'-6" A.F.F.

EXISTING SYSTEMS

HVAC: ROOFTOP UNIT
WATER HEATER: 50 GAL GAS
SERVICE SINKS
FIRE SPRINKLERS
SECURITY SYSTEM
ELECTRICAL: 42 BREAKER PANEL
ELECTRICAL AND DATA OUTLETS

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