

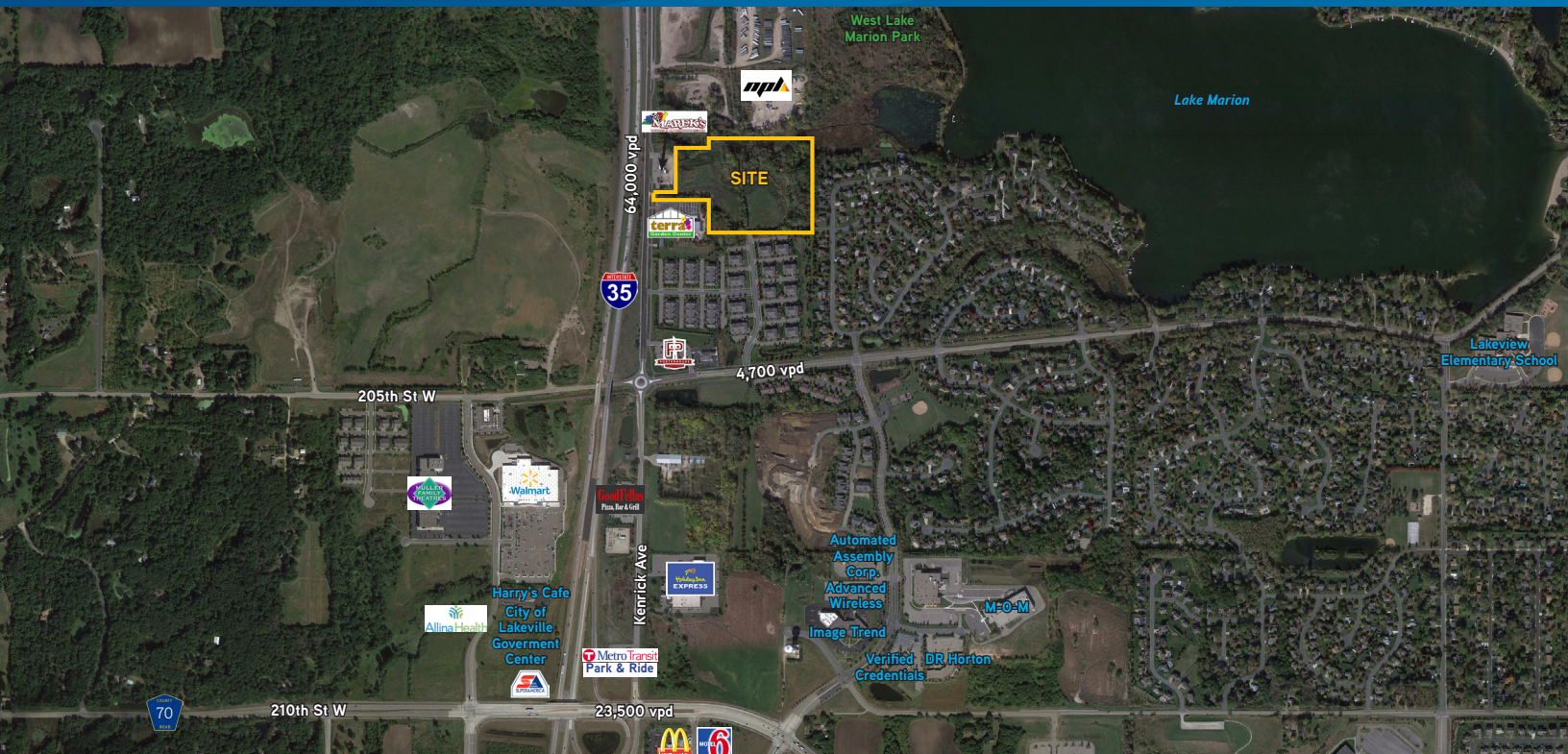
PRICE REDUCTION

LAND FOR SALE

Colliers  
INTERNATIONAL

# Lakeville 17.34 Acres

11005 203RD ST W | LAKEVILLE | MINNESOTA



## Property Details

- › Premier Residential Development Opportunity on the Shores of Lake Marion
- › Up to 17.34 Acres (755,330.4 SF) Available
- › Future Land Use - Single and Two Family Residential District
- › School District 194: Lakeville Area Schools
- › Utilities Available
- › Great Proximity to Walmart, Target, Buck Hill and only 20 minutes from MSP International Airport

## Contact Us

NATE HANSEN  
952 374 5856  
[nate.hansen@colliers.com](mailto:nate.hansen@colliers.com)

BILL RITTER, CCIM, SIOR  
952 897 7743  
[bill.ritter@colliers.com](mailto:bill.ritter@colliers.com)

COLLIERS INTERNATIONAL  
4350 Baker Road, Suite 400  
Minnetonka, MN 55343  
[www.colliers.com](http://www.colliers.com)



## Site Information

Location	11005 203rd St W Lakeville, MN 55044
Description	Up to 17.34 Acres Available
Zoning	RM-2, Medium Density Residential District RST-2, Single and Two Family Residential District

DEMOGRAPHICS:	1 Miles	3 Miles	5 Miles
Population	3,433	25,043	55,291
Median HH Income	\$110,864	\$101,532	\$99,753
Average HH Income	\$127,814	\$119,926	\$123,010

\* Source: Demographic data c 2012 by Experian/Applied Geographic Solutions

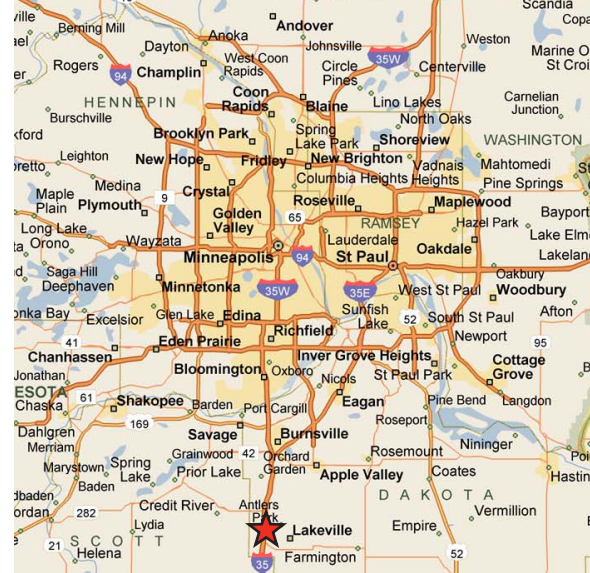
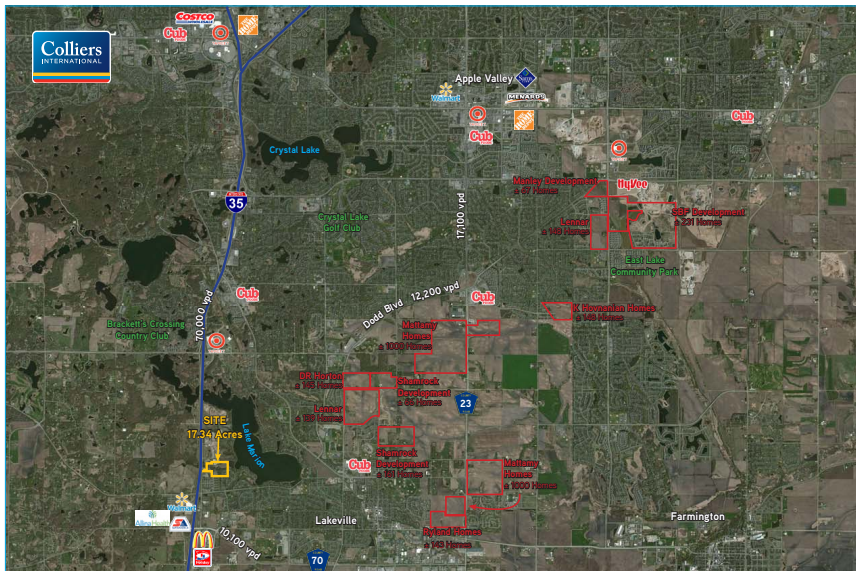
### TRAFFIC COUNTS:

I-35	64,000 vehicles per day
205th St W	4,700 vehicles per day

### SALE PRICE:

\$1,600,000- \$1,400,000

### AERIAL



## Contact Us

NATE HANSEN  
952 374 5856  
[nate.hansen@colliers.com](mailto:nate.hansen@colliers.com)

BILL RITTER, CCIM, SIOR  
952 897 7743  
[bill.ritter@colliers.com](mailto:bill.ritter@colliers.com)

COLLIERS INTERNATIONAL  
4350 Baker Road, Suite 400  
Minnetonka, MN 55343  
[www.colliers.com](http://www.colliers.com)

