

LAND FOR SALE



Lino Lakes Land - 5.74 Acres

440 PARK COURT, LINO LAKES, MINNESOTA 55014



Property Details

- › Motivated Seller - \$500,000 (\$2.00 per square foot)
- › Approximately 5.74 acres (250,034 SF)
- › Zoned Industrial
- › Utilities available
- › Easy access to Interstate 35W
- › Adjacent to Distribution Alternatives corporate headquarters and Schwan's Home Service
- › Conveniently located in the north metro just south of the I-35W/I-35E connection

Contact Us

DAN FRIEDNER
952 897 7863
dan.friedner@colliers.com

TED GONSIOR
952 897 7744
ted.gonsior@colliers.com

ANDY HEIEIE
952 897 7816
andy.heieie@colliers.com

COLLIERS INTERNATIONAL
4350 Baker Road, Suite 400
Minnetonka, MN 55343
www.colliers.com

Site Information

Location 440 Park Court, Lino Lakes, MN 55014
 Description 5.74 acre site
 Zoning LI; Light Industrial

DEMOGRAPHICS:	1 Miles	3 Miles	5 Miles
Population	3,387	23,578	49,284
Median HH Income	\$88,115	\$86,974	\$88,534
Average HH Income	\$94,547	\$101,678	\$112,116

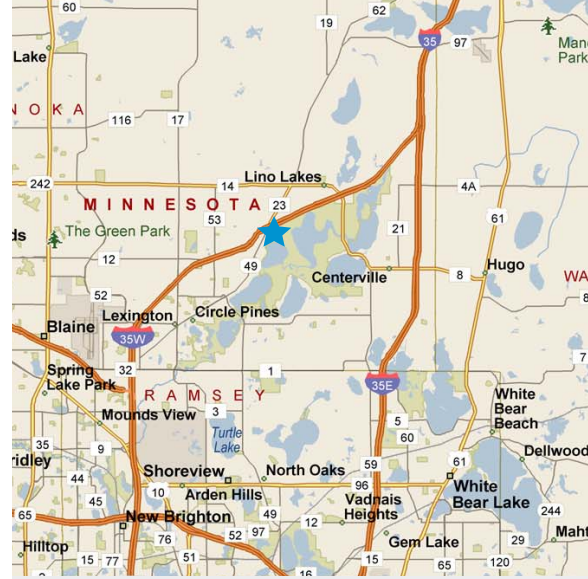
* Source: U.S. Census Bureau, Census 2010, Esri forecasts for 2013

TRAFFIC COUNTS:

I-35W 42,000 vehicles per day
 Lake Drive 9,800 vehicles per day

SALE PRICE:

\$737,601
~~\$595,000 (\$2.37 PSF)~~
\$500,000 (\$2.00 PSF)

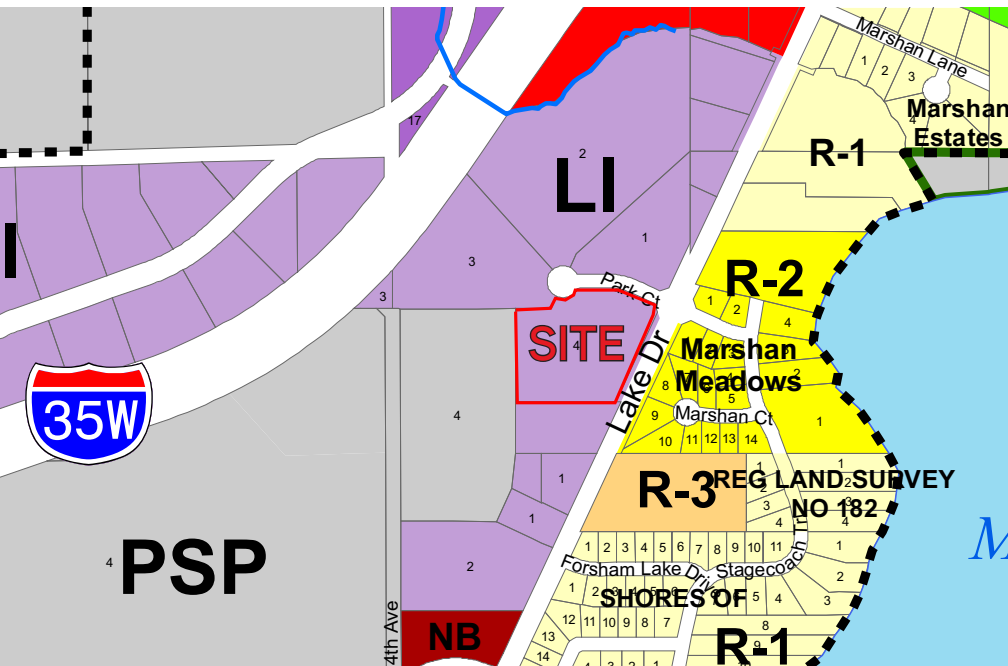


Contact Us

DAN FRIEDNER
 952 897 7863
dan.friedner@colliers.com

TED GONSIOR
 952 897 7744
ted.gonsior@colliers.com

ANDY HEIEIE
 952 897 7816
andy.heieie@colliers.com



COLLIERS INTERNATIONAL
 4350 Baker Road, Suite 400
 Minnetonka, MN 55343
www.colliers.com

