

LAND > FOR SALE



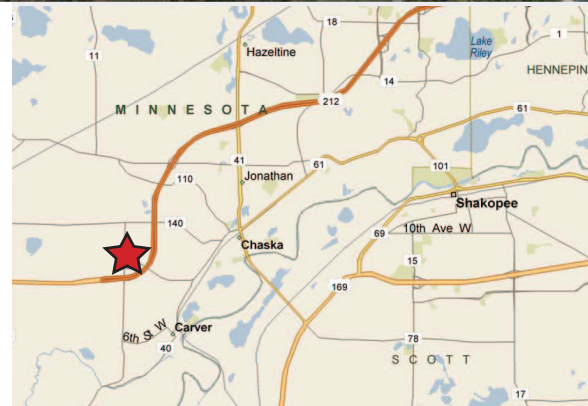
# Carver Land 8.64 Acres

12460 JONATHAN CARVER PKWY, CARVER, MINNESOTA 55318



## PROPERTY DETAILS

- > Approximately 8.64 acres available; site is divisible
- > Excellent visibility to Highway 212
- > Great proximity to Southwest Metro and Twin Cities
- > 12 minutes from Interstate 494
- > Great regional access via Hwy 212, CR 61 and CR 11
- > Adjacent to Mills Fleet Farm
- > Utilities adjacent to site
- > For sale, lease or BTS



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## Site Information

- > **Location** 12460 Jonathan Carver Pkwy, Carver, MN
- > **Description** Approximately 8.64 Acres
- > **Property ID** 040121100
- > **Allowed Uses** Retail, commercial, office, etc.

### SALE PRICE:

Contact broker for pricing

### 2014 TAXES:

\$13,384.00

### TRAFFIC COUNTS:

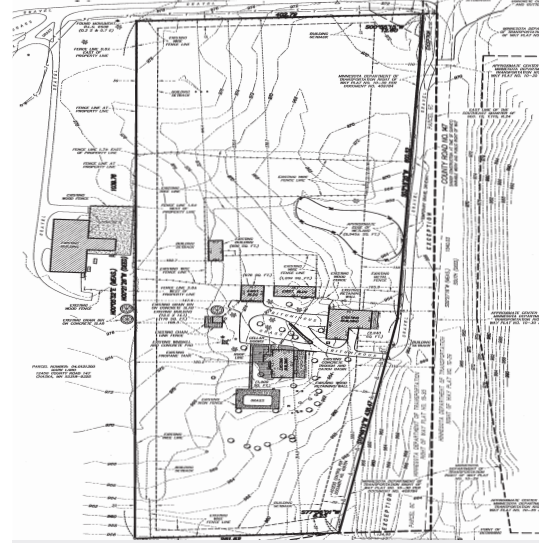
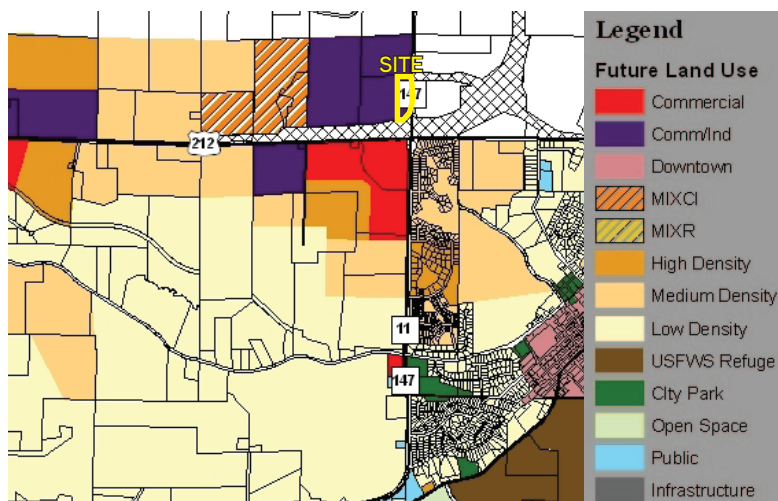
- > Highway 212: 15,300 vpd
- > County Road 11: 6,600 vpd

*\* Source: Minnesota Department of Transportation 2010 Study Averages are per day total cars*

DEMOGRAPHICS:	3 Miles	5 Miles	10 Miles
Population	16,561	37,563	163,628
Median HH Income	\$71,781	\$75,086	\$86,697
Average HH Income	\$94,843	\$100,968	\$114,862

*\*Source: U.S. Bureau of the Census, Census 2010 file . Esri forecasts for 2013*

### FUTURE LAND USE MAP 2030



## Contact Us

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