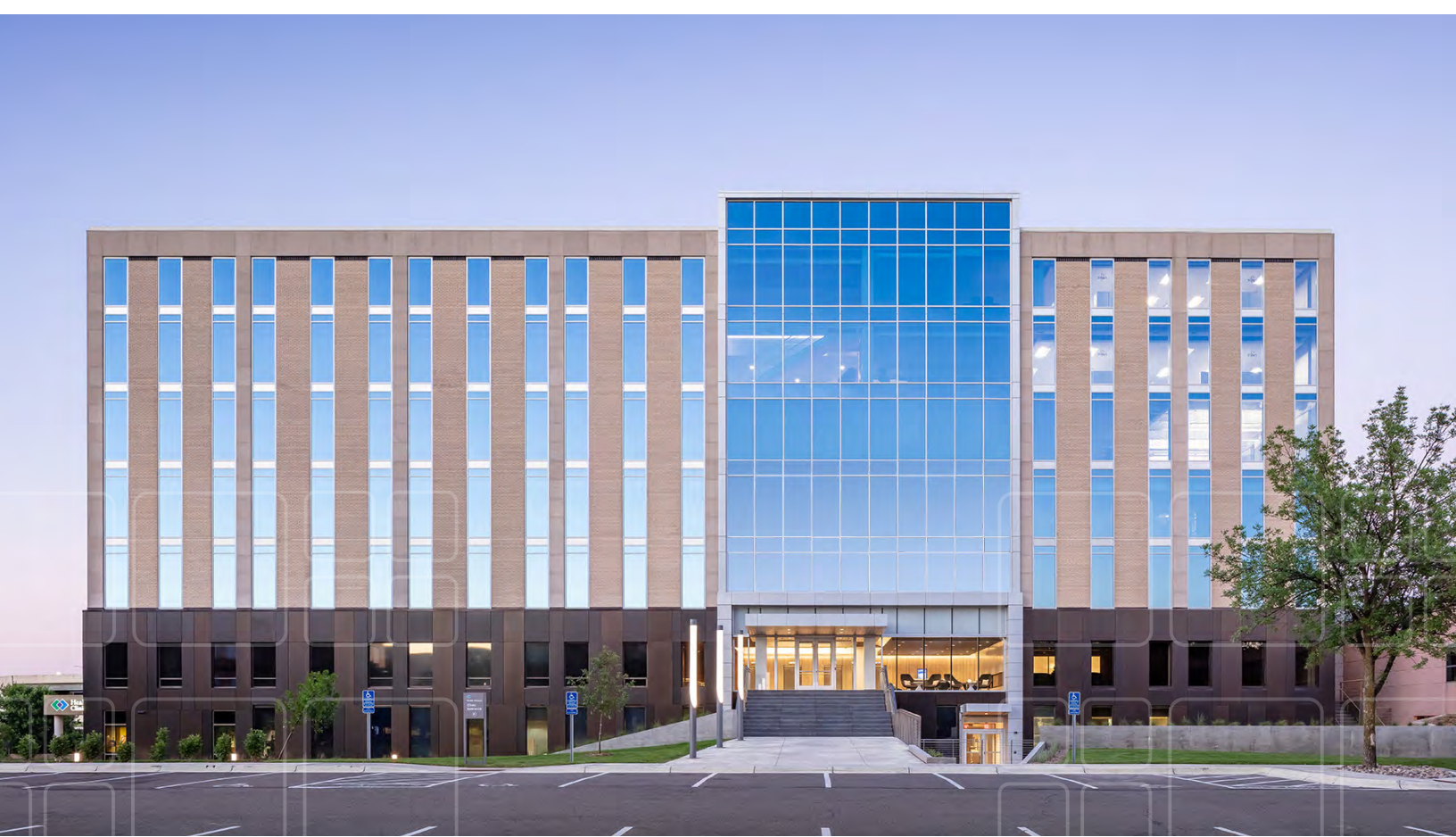




CENTER



WEST END CENTER
1665 UTICA AVE S | ST. LOUIS PARK

WESTENDOFFICEPARK.COM

LEASED	7
LEASED	6
LEASED	5
LEASED	4
VACANT - 30,000 RSF	3
LEASED	2
LEASED	1



200,000 SQ FT

WEST END CENTER

BRAND VISIBILITY

I-394 HWY 100

MINNEAPOLIS CBD

4 MILES

FREE

COVERED PARKING

FREE

ON-SITE FITNESS, WI-FI, TRAINING, CONFERENCE

PRODUCTIVE AND COLLABORATIVE

30,000 SQ FT

FLOOR PLATES

18 HOUR CITY

we westend
THE SHOPS AT WEST END | 394 & 100

50+

SHOPS, BARS RESTAURANTS

90+ MILES

BIKING + WALKING TRAILS

500+ UNITS

NEW UPSCALE LIVING



ADJACENT TO THE VIBRANT WEST END NEIGHBORHOOD INCLUDING

50+

SHOPS, BARS, RESTAURANTS, AND RETAIL AMENITIES

MINNEAPOLIS CBD

CEDAR LAKE TRAIL

RESIDENTIAL

- 01 CENTRAL PARK WEST
- 02 MILLENNIUM AT WEST END
- 03 FLATS AT WEST END
- 04 TALO APARTMENTS
- 05 LUXE APARTMENTS
- 06 ELAN WEST END
- 07 GLOBAL POINTE SENIOR
- 08 ARCATA APT
- 09 THE XENIA

HOTEL

- 01 AC HOTEL
- 02 DOUBLETREE
- 03 HOMEWOOD SUITES
- 04 SPRINGHILL SUITES
- 05 TOWNPLACE SUITES
- 06 HOLIDAY INN EXPRESS

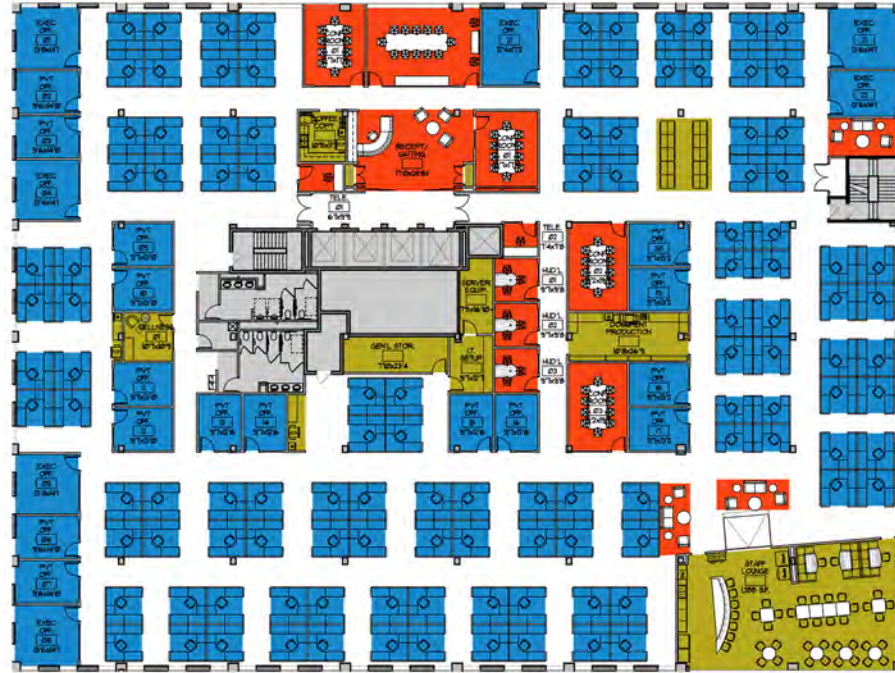
DINING

- 01 PUNCH BOWL SOCIAL
- 02 CRAVE
- 03 ROJO
- 04 RAKU SUSHI
- 05 THE LOCAL
- 06 YARDHOUSE
- 07 JIMMY JOHN'S
- 08 NOODLES & CO
- 09 THE LOOP
- 10 BLUEFOX
- 11 CUB FOODS
- 12 LUCKY CRICKET
- 13 COSTCO
- 14 BRUEGGER'S BAGELS
- 15 CARIBOU COFFEE
- 16 JERSEY MIKE'S
- 17 Roti Modern Mediterranean
- 18 LEANN CHIN
- 19 PANERA BREAD
- 20 SUBWAY
- 21 ARBY'S
- 22 five guys
- 23 which wick

LIFESTYLE

- 01 ICON THEATER
- 02 LIFE TIME FITNESS
- 03 ORANGE THEORY
- 04 SOLIDCORE
- 05 HAUTE BARRE
- 06 SURGE CYCLING
- 07 HAND & STONE SPA
- 08 glamour nails
- 09 ROOSTERS MEN'S GROOMING
- 10 ANTHROPOLOGIE
- 11 PRIMP
- 12 FRANCESCA'S
- 13 JOS.A.BANK
- 14 EVEREVE
- 15 HOME DEPOT
- 16 PETSMART
- 17 fedex
- 18 OFFICE DEPOT

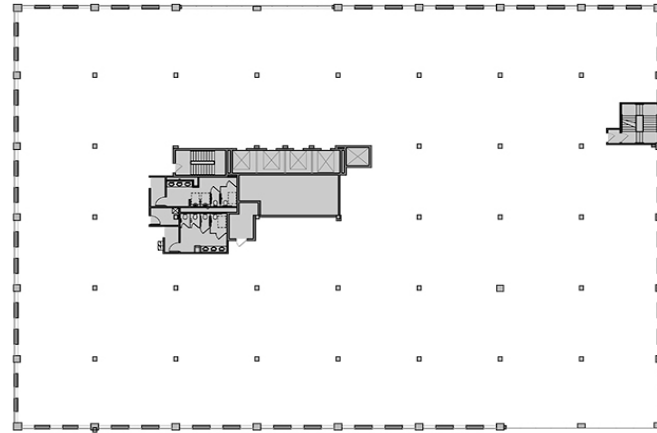
SAMPLE SPACE PLAN



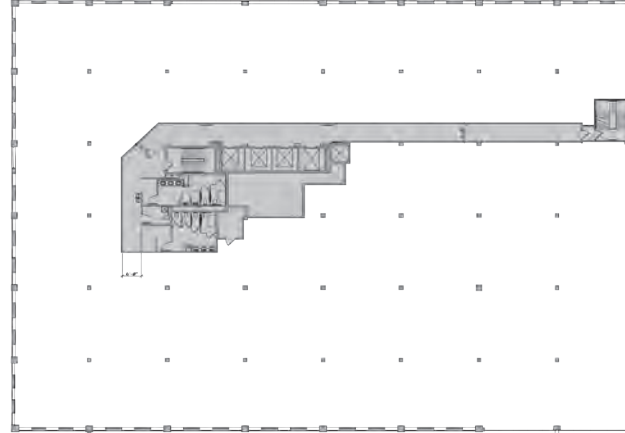
SPACE PROGRAM

ROOM/SPACE TYPE	AMT
STAFFED POSITIONS (140 TOTAL)	
PRIVATE OFFICES	23
WORKSTATIONS (8X8)	112
WORKSTATIONS (6X8)	4
RECEPTIONIST	1
MEETING AREAS	
BOARD ROOM (12-14 SEATS)	1
CONFERENCE ROOMS (8-10 SEATS)	4
Huddle Rooms (3 SEATS)	3
CASUAL MEETING AREAS (4 SEATS +/-)	3
PRIVATE TELEPHONE ROOMS (1 SEAT)	2
SUPPORT AREAS	
RECEPTION	1
BREAKROOM (54 SEATS)	1
DOCUMENT PRODUCTION	1
COPY/COFFEE @ RECEPTION	1
REMOTE COPY	2
IT SETUP ROOM	1
SERVER EQUIPMENT ROOM	1
GENERAL STORAGE ROOM	1
WELLNESS ROOM	1
FILE AREA	1
BUILDING COMMON AREAS	
30,000 RSF - 200 RSF / STAFF POSITION	
5 STAFF / 1,000 RSF	
TYPICAL COLUMN GRID SPACING 25' X 25'	

SINGLE TENANT FLOOR



MULTI TENANT FLOOR



**9.5
FOOT**

FLOOR TO
CEILING GLASS

**30K
SQ FT**

CLASS A
CREATIVE

**360
DEGREE**

UNINTERRUPTED
VIEWS



#1

CHOICE

FOR EMPLOYEES



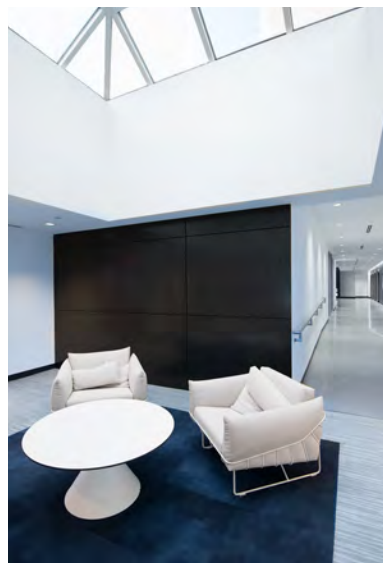
WITH CLASS A
FINISHES



FOR GUESTS AND
EMPLOYEES



FOR ADDED
PRODUCTIVITY



90+

MILES

OF BIKE PATHS TO EXPLORE



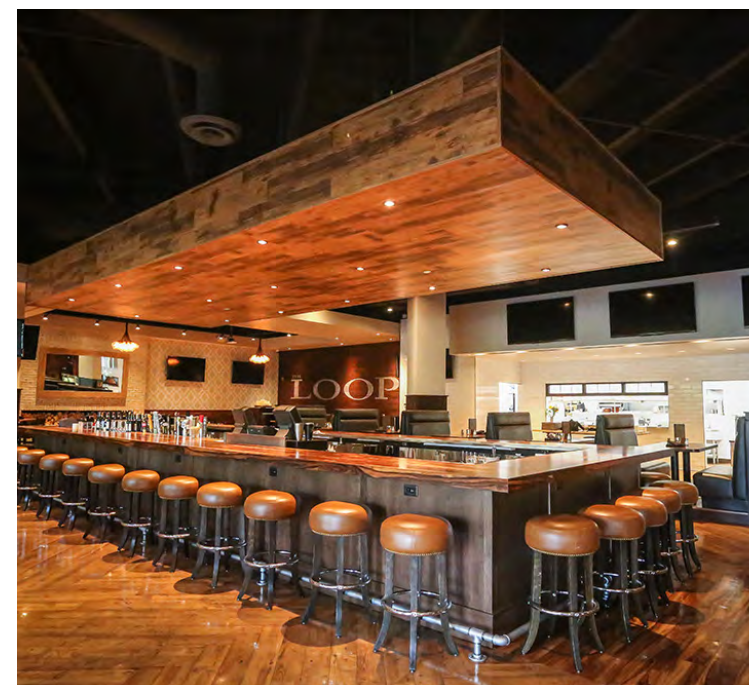
WALK TO
SHOPS + DINING



FOR
WALKABILITY



BIKE RIDE
TO MPLS CBD



3

MINUTES

FREE ON-SITE FITNESS



SECURE BIKE
STORAGE



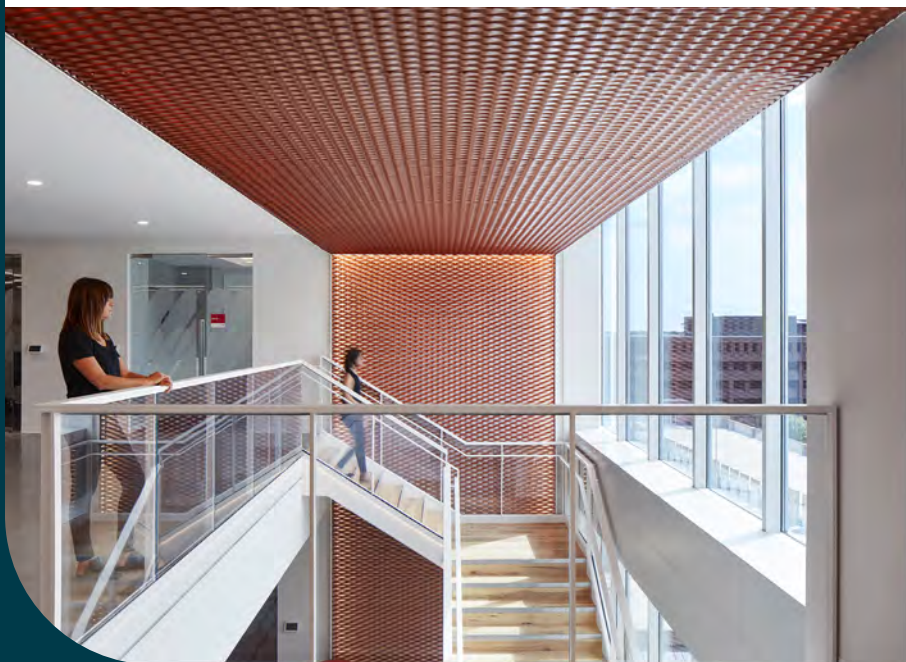
SELF-SERVE
MINI-MARKET



ON-SITE
SECURITY



CENTER
7TH FLOOR
TENANT





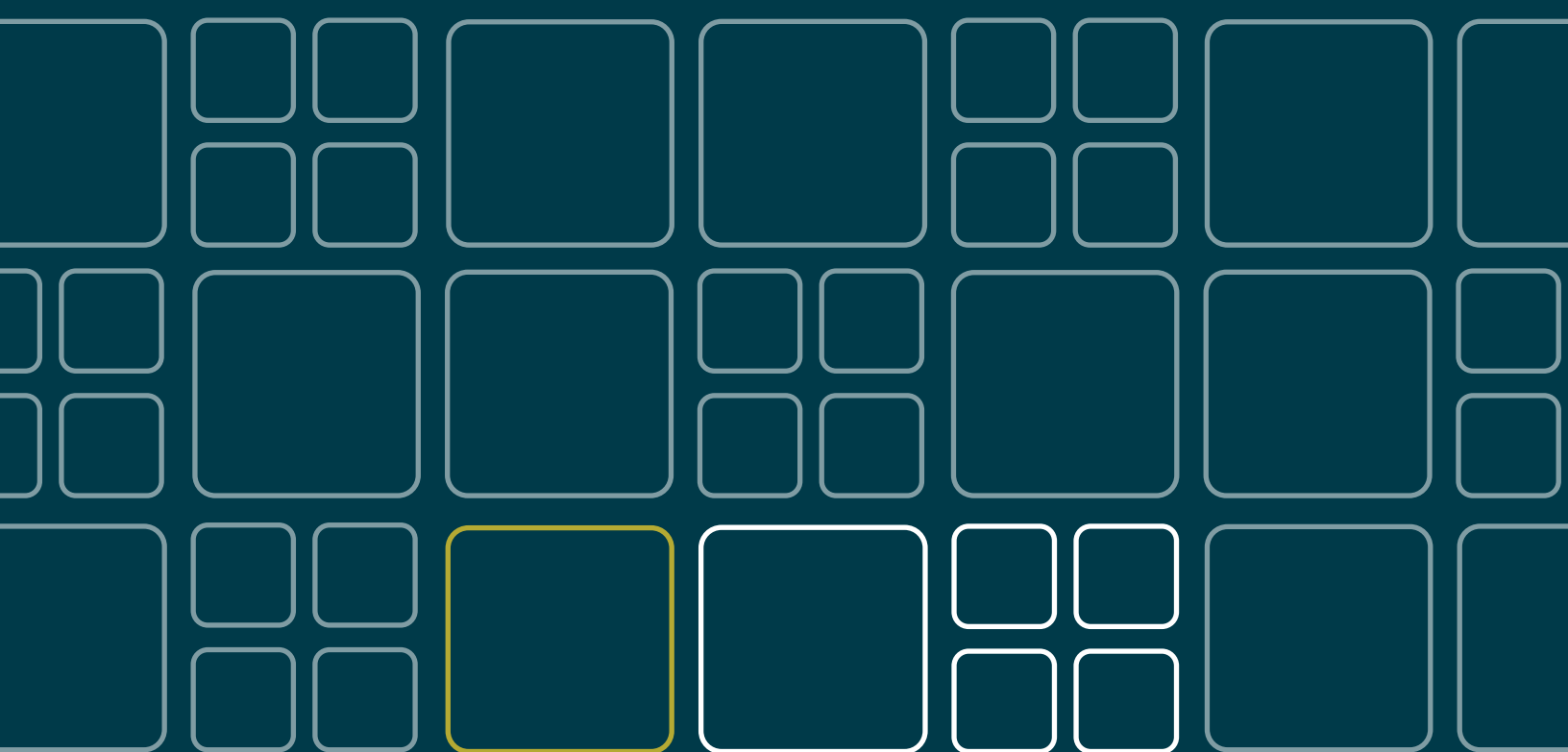



CENTER
5TH FLOOR
TENANT






CENTER



CENTER

GET IN ON THE ACTION.

WESTENDOFFICEPARK.COM

PETER FITZGERALD
952•241•1111

COURTNEY ROSOFF
612•305•2140

