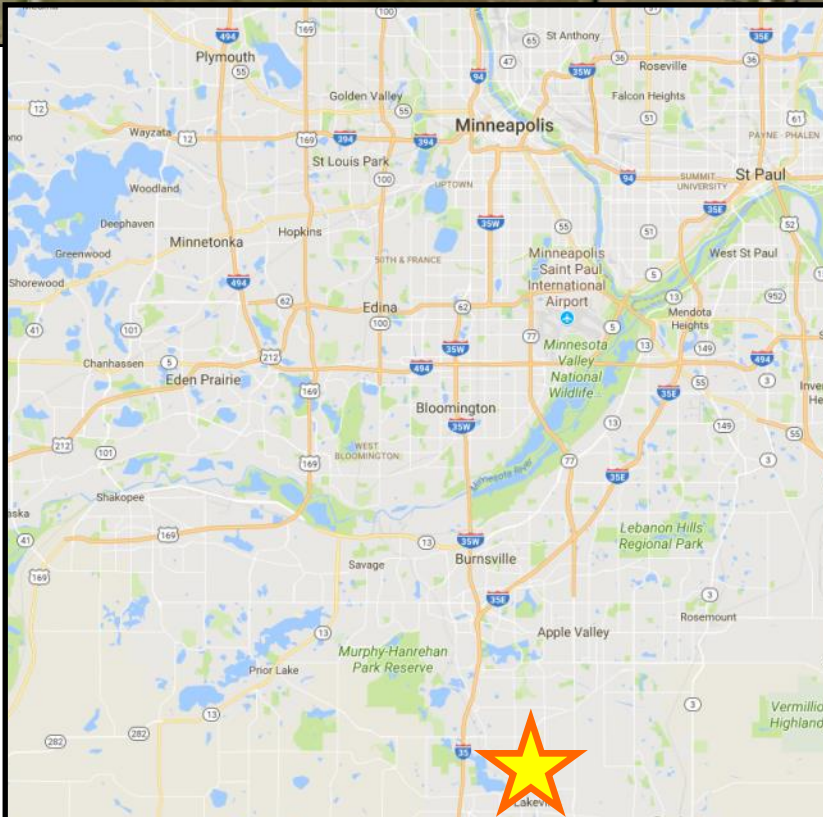




# Lots For Sale

## Airlake Development, Lakeville, MN

**Industrial / Commercial Lots Available Now!**



- ◆ Four (4) Lots available in Airlake 4th Addition & adjacent Airlake Industrial Park by Airlake Development, Inc.
- ◆ Available lots range in size from 0.95 Acres to 10.59 Acres
- ◆ Great location—just three (3) miles east of I-35, and a few feet to one (1) mile west of Cedar Ave (CR-77)

For more information, contact:

**Bruce Rydeen**

**952.469.9444**

**brucer@cerron.com**

Visit our website to view this property in more detail or other properties Cerron has available at: [www.CERRON.com](http://www.CERRON.com)

**Creating Property Solutions For You... With You**

The information contained herein is deemed reliable but is not guaranteed. We have not verified its accuracy nor do we make any warranty or representation about it. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Rev. Date: 10/26/2018



# Data Sheet

## Airlake Development, Lakeville, MN

Zoning.....Industrial (I-1)

Location.....Airlake Industrial Park, Lakeville, Minnesota, is the second largest industrial park in the state and is located in southern Dakota County. Airlake Industrial Park is home to more than 150 businesses.

Transportation.....Freeway access includes: I-35 just 3 miles to the west of these sites and Cedar Avenue (CR-77) is just a few feet to less than one mile from each of the available sites. Area rail is provided by Progressive Rail. A municipal airport is located just to the south of the industrial park and Minneapolis International Airport is approximately 20 miles to the north.

### Current Availability

Lot #	Size	Property Tax Amount (2017)	Asking Price	Price/SF	Development Status & County PID#
1	2.61 Acres	\$2,811.64	\$341,075	\$3.00	Unplatted / 22-11053-00-020
2	0.95 Acres	\$4,289.30	\$186,219	\$4.50	Platted / 22-11053-02-010
<del>3</del>	<del>0.89 Acres</del>	<del>\$4,729.96</del>	<del>\$174,458</del>	<del>\$4.50</del>	<del>Platted / 22-11053-02-030</del> <b>SOLD</b>
<del>4</del>	<del>1.07 Acres</del>	<del>\$5,242.40</del>	<del>\$209,741</del>	<del>\$4.50</del>	<del>Platted / 22-11053-01-110</del> <b>SOLD</b>
<del>5</del>	<del>1.91 Acres</del>	<del>\$8,153.58</del>	<del>\$374,398</del>	<del>\$4.50</del>	<del>Platted / 22-11053-01-100</del> <b>SOLD</b>
6	1.90 Acres	\$11,874.34	\$413,820	\$5.00	Platted / 22-11175-01-012
7	10.59 Acres	\$7,853.48	\$1,614,551	\$3.50	Unplatted / 22-11750-00-010

Looking for more options? See our Airlake Station flyer for additional large site options available.

### Creating Property Solutions For You... With You

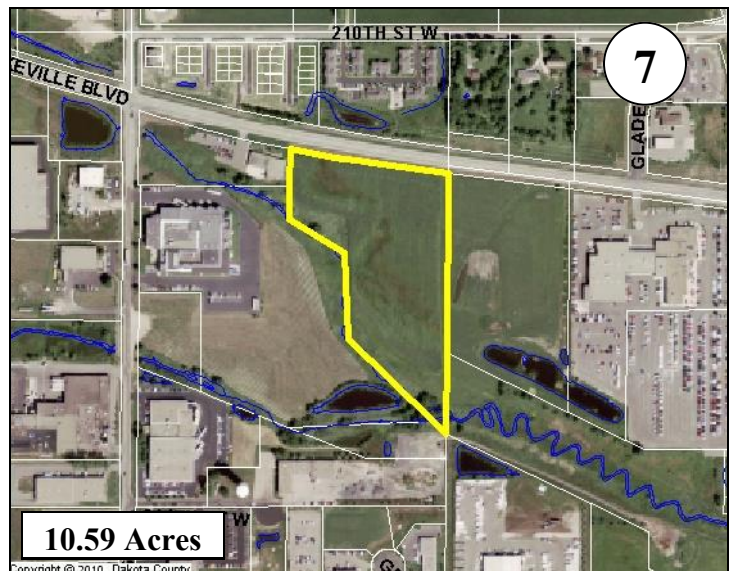
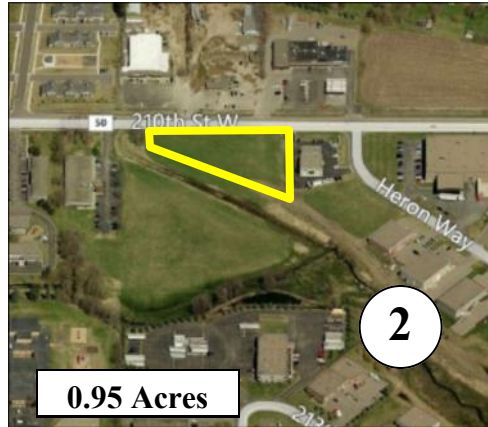
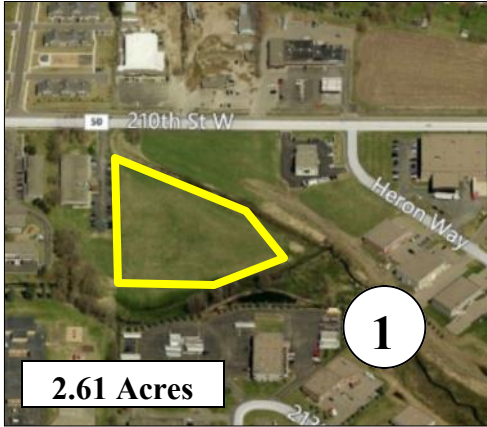
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# Available Lots

## Airlake Development, Lakeville, MN



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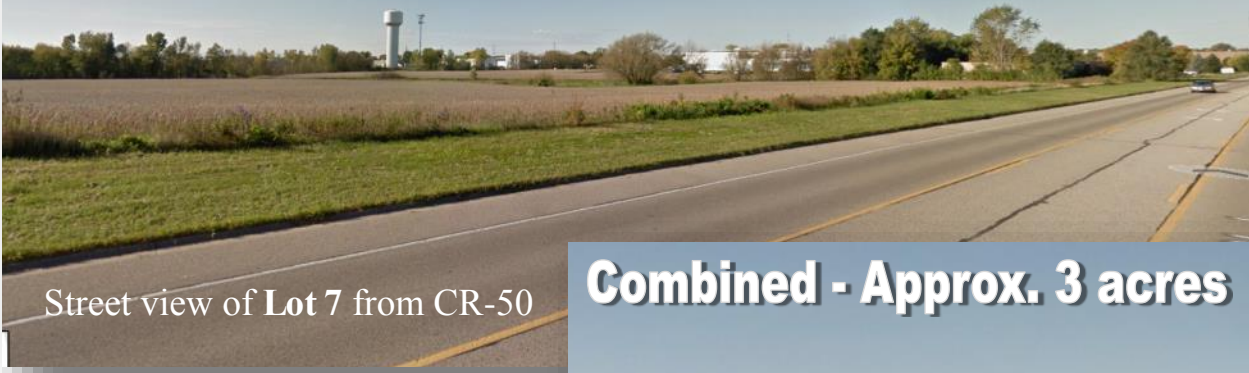
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# Aerial / Location

## Airlake Development, Lakeville, MN

### Approx. 10 acre Site



Street view of Lot 7 from CR-50

### Combined - Approx. 3 acres



Street view of Lot #'s 4 and 5 from CR-50

For more information, contact:

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952.469.9444

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### Excellent Exposure - Approx. 2 acres



Street view of Lot # 6 from CR-70 (215th St W) & Cedar Avenue (CR-77)

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