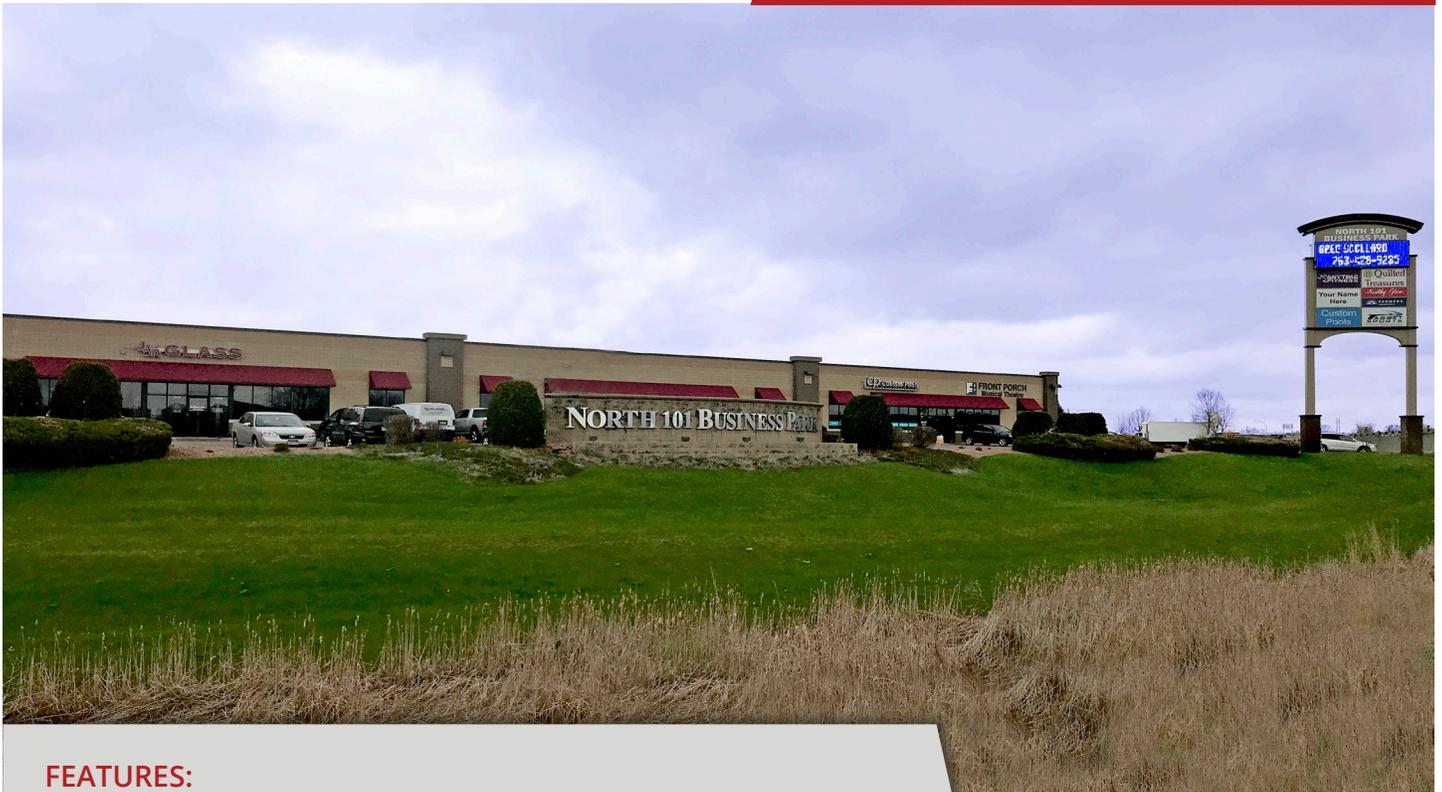


FOR LEASE
Office/Warehouse Suites Available



FEATURES:

- Attractive single-story industrial building in Rogers, MN
- One 5,000 SF suite available with 500 SF office and 4,500 SF warehouse.
- 18' clear height with dock doors & drive-in doors
- Convenient location off Hwy 101 with electronic reader board available

LEASE RATE

\$8.50 / psf (Office)
\$4.95 / psf (Warehouse)
\$3.30 / psf (Tax & Cam)

*Utilities to be paid separately



FACTS:

- ▲ Constructed in 2000 with surrounding truck-yard court including docks & drive-in doors
- ▲ High traffic counts - 44,000 VPD
- ▲ City of Rogers has had 440% growth since 2000
- ▲ Average household income of \$128,061

Overview 1
Aerial Maps 2
Site Plan 3
Availability 4
Floor Plan 5
Exterior Gallery 6



Chad Weeks
612.619.9911
cweeks@arrowcos.com



Jeff Penfield
612.325.2067
jpenfield@arrowcos.com

Contact

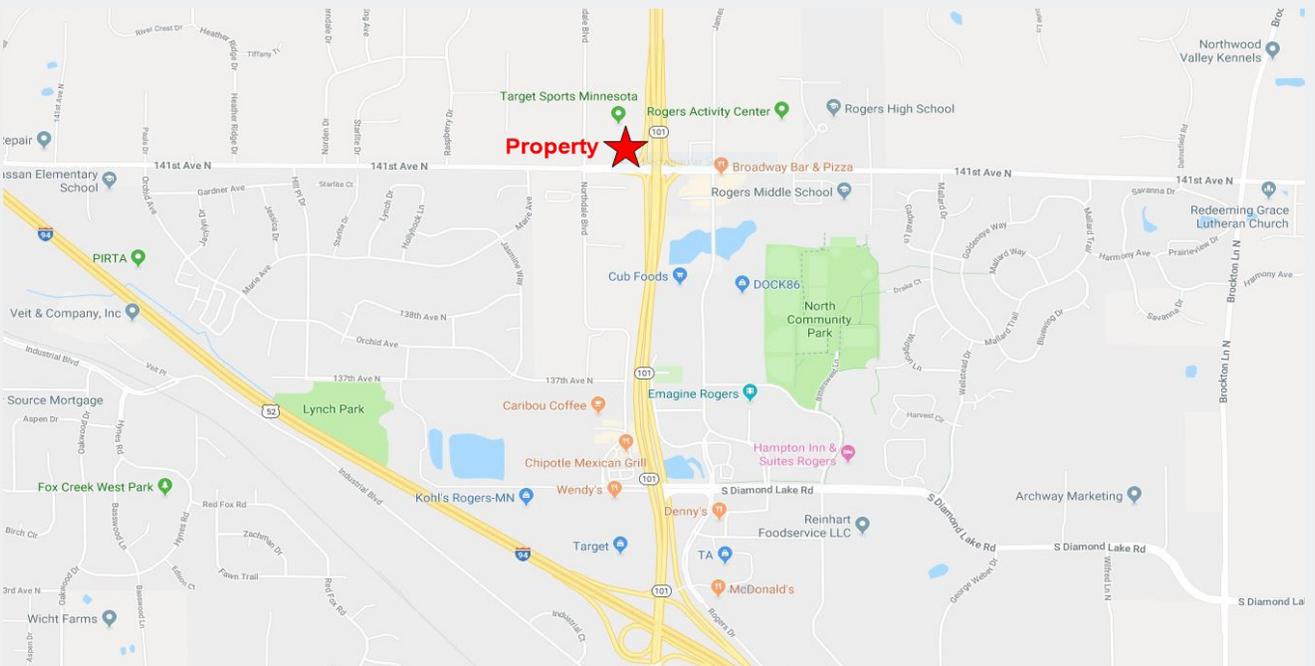
Phone: 763.424.6355
Fax: 763.424.7980

Arrow Companies
7365 Kirkwood Court N. Suite 335
Maple Grove, MN 55369

www.north-101.com

AERIAL & MAP

FOR LEASE
Office/Warehouse Suites Available



Contact

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Fax: 763.424.7980

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SITE PLAN

FOR LEASE
Office/Warehouse Suites Available



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Fax: 763.424.7980

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Maple Grove, MN 55369

www.north-101.com



NORTH 101 BUSINESS PARK

14140-14198 Northdale Blvd

Rogers, MN 55374

AVAILABILITIES

FOR LEASE
Office/Warehouse Suites Available

Suite 14164

500 SF - Office

4,500 SF - Warehouse

5,000 Total SF (\$3,586 / month) Estimated Gross

* One (1) Dock (8'x10')

* One (1) Drive-In (10'x12')

Contact

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Fax: 763.424.7980

Arrow Companies

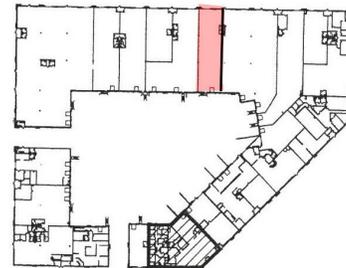
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Maple Grove, MN 55369

www.north-101.com

**FLOOR PLAN
SUITE 14164**

FOR LEASE
Office/Warehouse Suites Available



Key Plan - 1st Floor

Suite 14164 SF

Office 500 SF

Warehouse 4,500 SF

Total 5,000 SF

Estimate Gross Rent:
\$3,517 / month
(Utilities paid separately)



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PHOTO GALLERY

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