

# OFFICE/WAREHOUSE FOR SALE OR LEASE

## 5101 Shady Oak Road | Minnetonka



**NEWMARK**

100 South 5th Street #2100, Minneapolis, MN 55402

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# Property Highlights

## 250,000 SF OFFICE/WAREHOUSE HQ FACILITY



120,000 SF WAREHOUSE

- 22' CEILING HEIGHT
- 10 DOCK DOORS
- 1 DRIVE-IN DOOR
- SHORT TERM WAREHOUSE DEALS AVAILABLE



130,000 SF RENOVATED OFFICE

- NEW PATIO OVERLOOKING SHADY OAK LAKE
- 687 PARKING STALLS
- ABILITY TO MULTI-TENANT
- BUILDING & MONUMENT SIGNAGE AVAILABLE

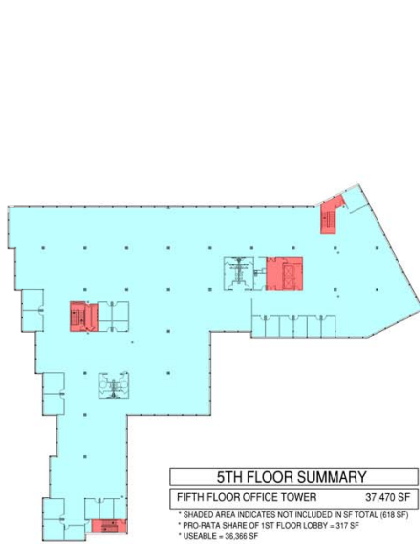
**17** ACRE  
SITE

WALKABLE TO  
SW LIGHT  
RAIL STOP

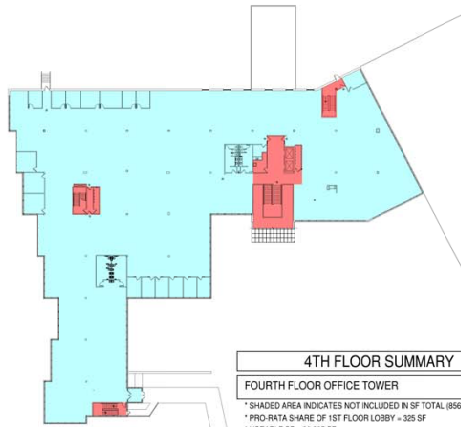
PUD  
ZONING



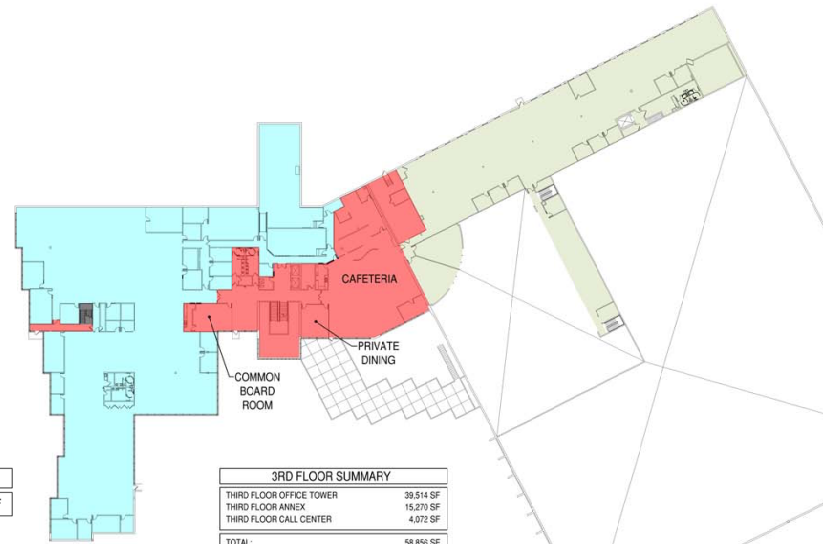
# Floor Plans



5TH FLOOR  
SCALE = NTS







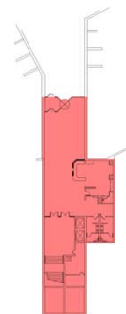
4TH FLOOR  
SCALE = NTS



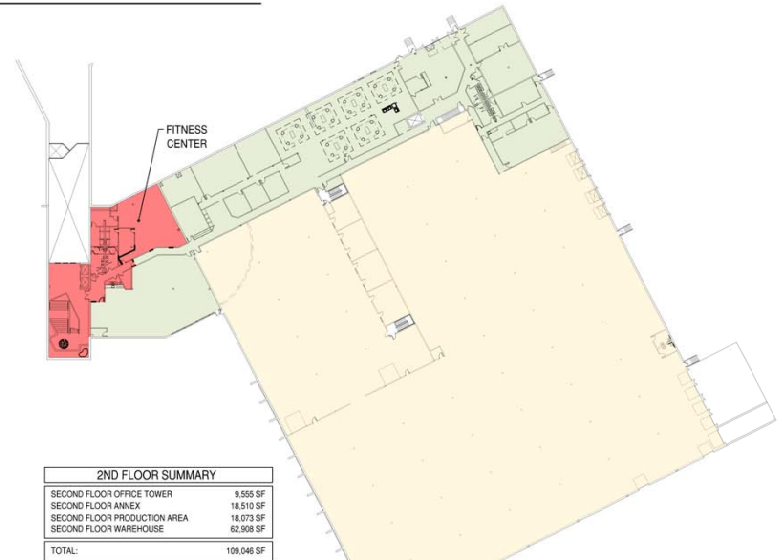
3RD FLOOR  
SCALE = NTS

## AS-BUILT CONDITIONS

SUMMARY	
COMMON AREA	
OFFICE	
ANNEX	
WAREHOUSE / PRODUCTION	



1ST FLOOR  
SCALE = NTS



2ND FLOOR  
SCALE = NTS

### COMMON AREA PLAN - ALL FLOORS - AS-BUILT

SHADY OAK LAKES CORPORATE CENTER  
5101 SHADY OAK ROAD  
MINNETONKA, MN 55343

DATE:  
DFAWN BY:

DECEMBER 15, 2014  
JASON GRUBER



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DEVELOPING REAL ESTATE FOR PEOPLE,  
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