



Grandview Town Office Park
1472 White Oak Drive
Chaska, MN 55318

FOR SALE
1,536 SF OFFICE CONDO



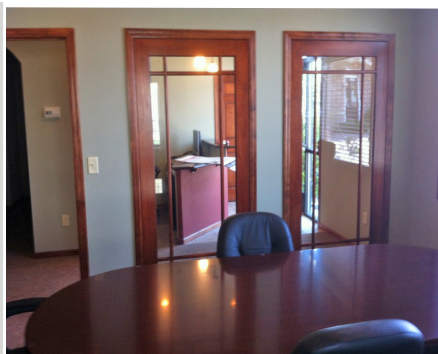
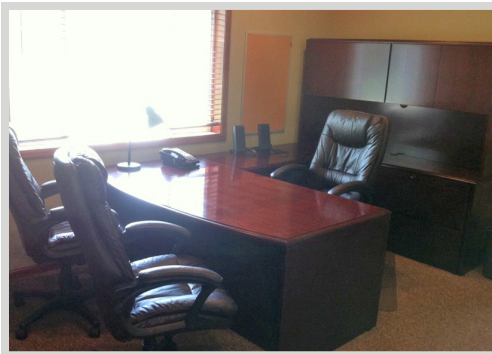
FEATURES:

- 1,536 SF End Cap Office Condo - FOR SALE.
- High end upgrades throughout with furniture Included!
- 4 offices with windows, 1 interior office, kitchenette & reception desk.
- Perfect for any small business owner.
- Great location minutes off Hwy. 212 (Engler & Hwy. 41).

SALE PRICE:

\$260,000

Association Dues- \$333 / month
Taxes - \$4,844 (2018)



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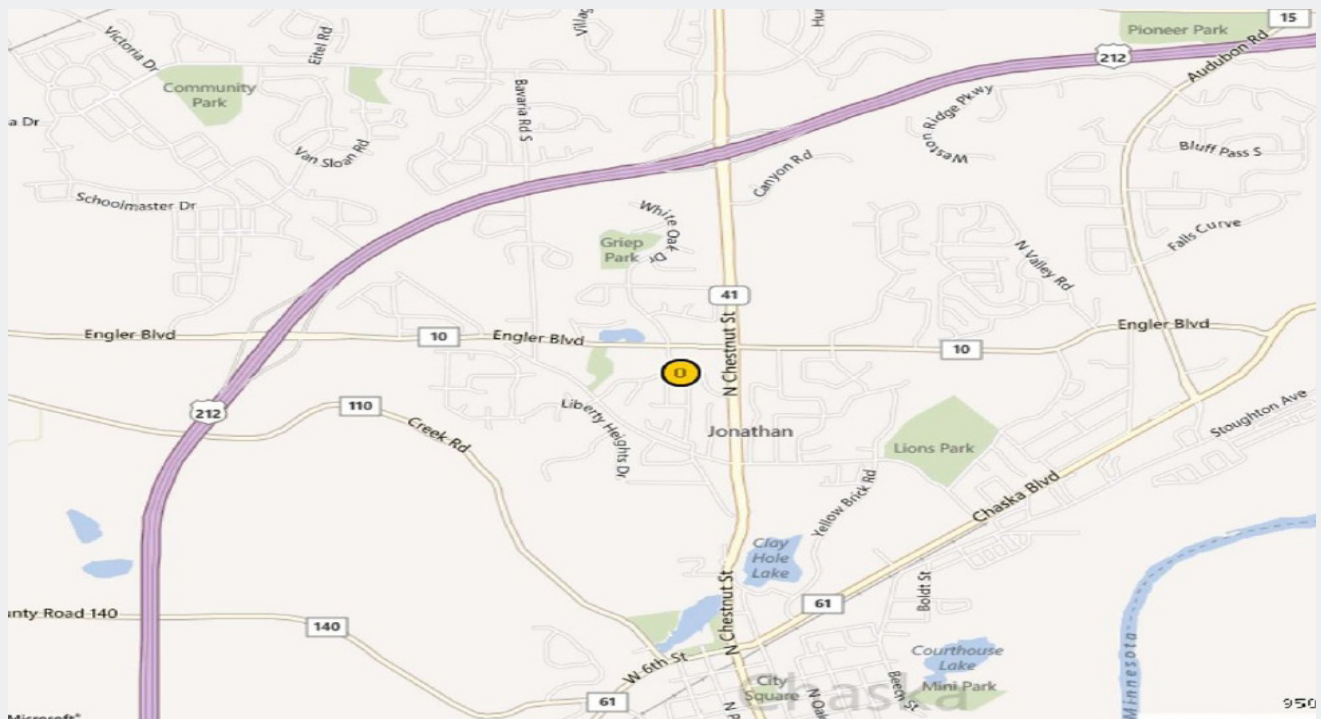
Phone: 763.424.6355
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Arrow Companies
7365 Kirkwood Court N. Suite 335
Maple Grove, MN 55369

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AERIAL & MAP

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PROPERTY FACTS

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BUILDING SIZE	1,536 SF
YEAR BUILT	2005
ASSOCIATION	Grandview Town Office Park
PID #	30.1670030 (Carver County)
ZONING	Commercial Preferred
CONSTRUCTION	Wood Framed with Brick
ASSOCIATION DUES	\$333 per month
2018 REAL ESTATE TAXES	\$4,844.00

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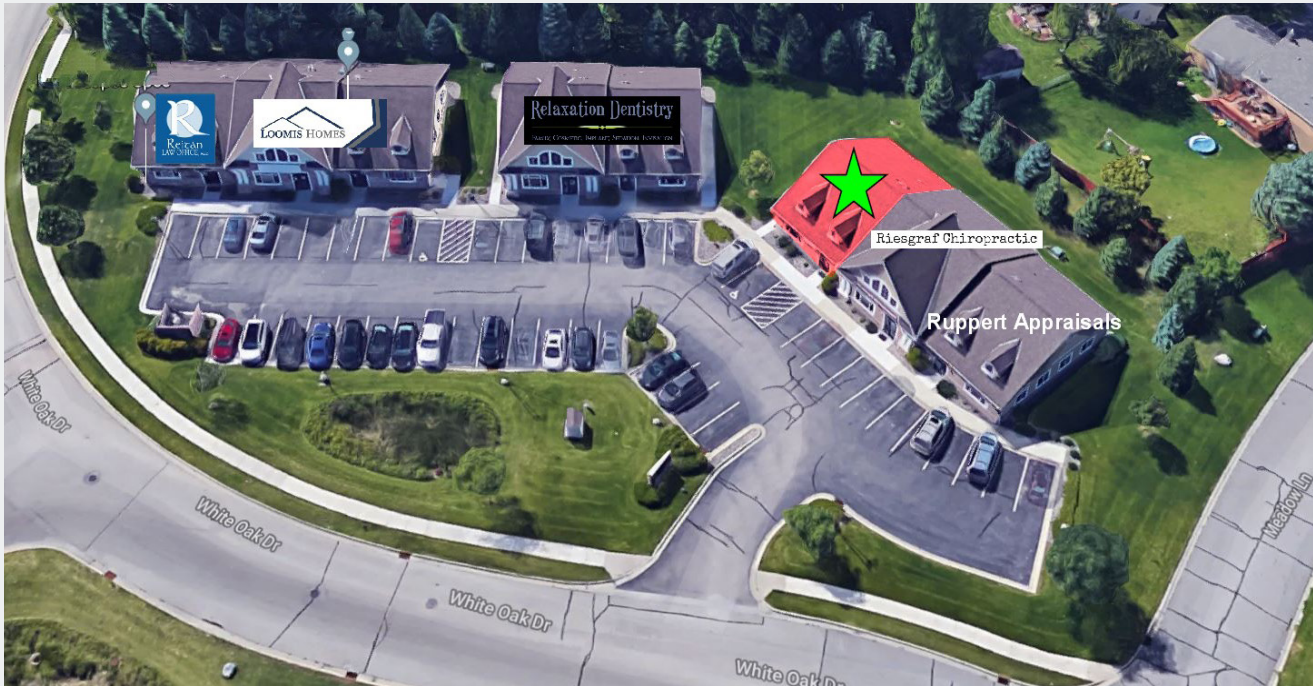
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SITE PLAN

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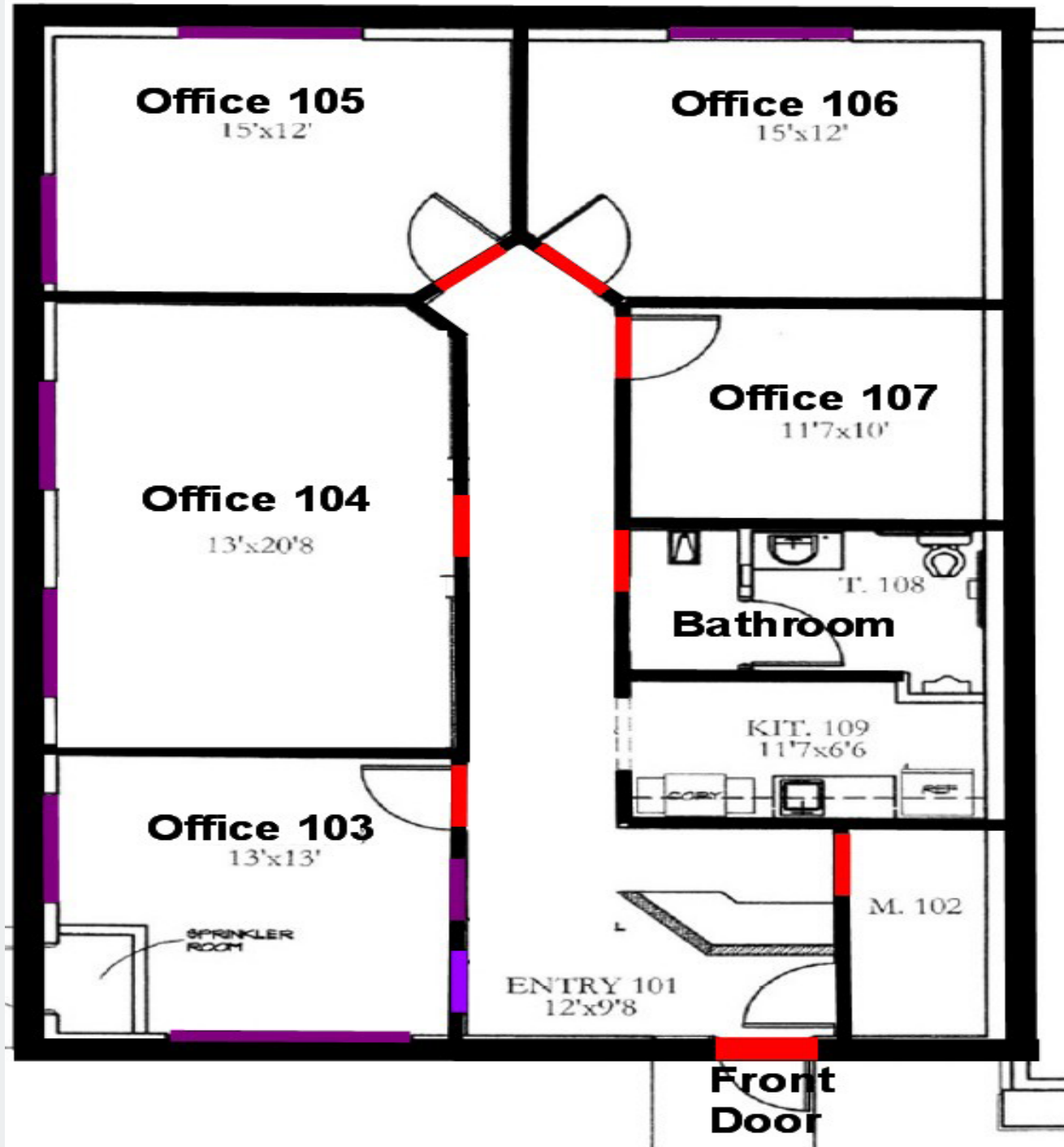
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FLOOR PLAN

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PHOTO GALLERY

FOR SALE
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Conference Room



Side View



Waiting Area



Conference Room



Conference Room



Private Office

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CITY INFORMATION

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POPULATION (5 MILE RADIUS)	2010 Census - 64,037 2018 (Estimate) - 73,418 2023 (Projection) - 78,873
AVERAGE HOUSEHOLD INCOME	2015 (Estimate) - \$118,018
TRAFFIC	Engler Blvd - 10,000 vehicles per day White Oak Dr. - 9,300 vehicles per day
CITY OF CHASKA	<p><u>Mission</u></p> <p>The City of Chaska's mission is to be the "best small town in Minnesota." Chaska, founded in 1852, has been a small town throughout its history. As the community grows, the City Council recognizes Chaska's strategic advantage by preserving its small town atmosphere.</p> <p>The 2000 Community Survey indicated the majority of new residents choose Chaska for its small town, friendly atmosphere. The city prioritizes projects that promote community gathering and enhance the sense of identity and pride.</p> <p><u>Goals</u></p> <p>To achieve its mission, the city established five core strategies:</p> <ul style="list-style-type: none">o Commitment to excellenceo Enhance Chaska's high quality of lifeo Maintain a sense of community and small town valueso Plan orderly community developmento Quality, basic municipal services are provided <p>These strategies are intended to guide all key decisions made by the City Council and are to be incorporated into all city actions and projects.</p> <p><u>Values</u></p> <p>In addition to being guided by these key strategies, the City of Chaska is also guided by a set of core community values. Chaska's adopted Community Values.</p>

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