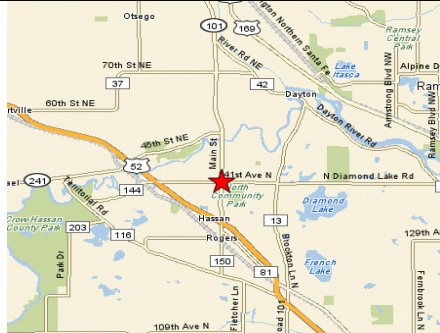
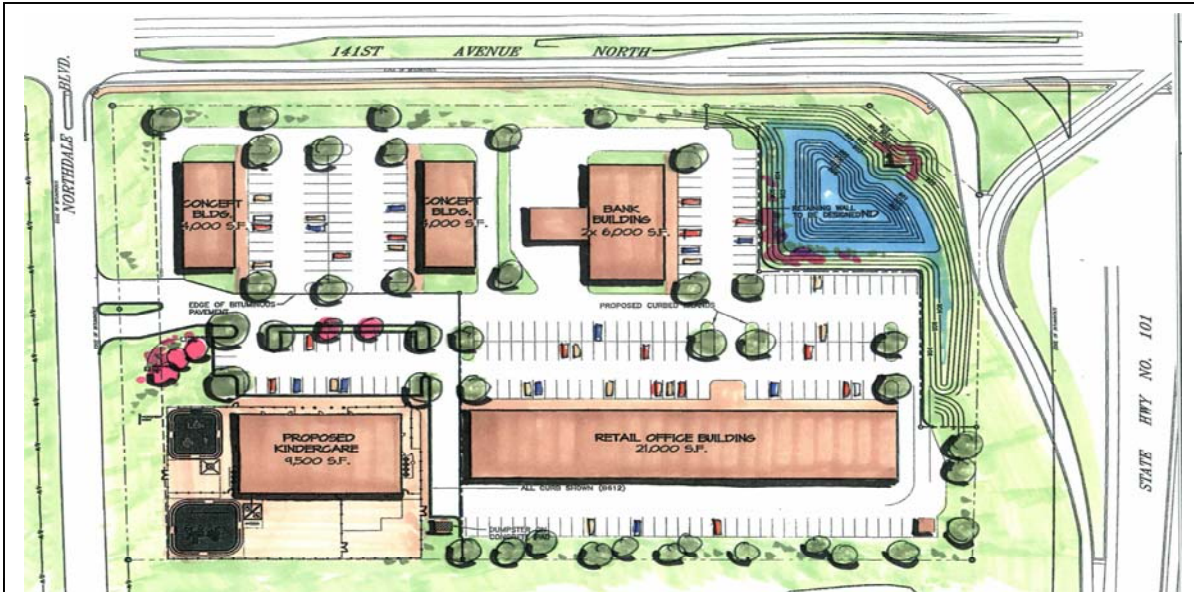


## Retail Pad Site or Building

For Sale or For Lease

State Highway 101 & 141<sup>st</sup> Avenue North

Rogers/Hassan, MN 55311



### Notes:

- 4,000 square feet
- One Floor with Drive Thru
- Zoned C-2 Commercial Business District
- Demographics and Traffic Counts Available
- Parking 5/1000
- \$22.00 NET
- \$4.50 CAM & Tax (est.)

For more information, please contact:  
**Garfield Clark 612.333.6688**  
**[gclark@garfieldclark.com](mailto:gclark@garfieldclark.com)**

**GARFIELD CLARK**  
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