

LAND SAKE
 Prime location
 400 Western Ave
 Faribault, MN

yellow background
 black lettering

Build to Suit

High traffic Count / Visibility - RED

Alternative Concept site Plans - BLACK

3,000 S.F.
 3.5"
 3/4"

2,400 S.F.
 3.5"
 1 3/4"

This location near I-35 is the Major Commercial area in Faribault offers convenience and exposure for a business. Despite the parcels shape (narrow long triangle) area and ~~restrictions~~ restrictions (water & sewer easement) it offers the user 24/7 exposure and convenience. Sited at the Interchange of Minnesota Highway 60 & Western Ave.

Good Home & Location for

Attorneys Law office
 Dentists office
 Health/SPA/Beauty
 Financial Planners

Accountants office
 Chiropractor office
 Insurance Agent
 Small Business Owners

Property ownership ^{TAX} Benefits by owning the property and leasing to your company or partnership

Depreciation Control Benefits Appreciation Equity Accumulation

Billboard Income

Touche Berg

Land Sake