JEFFERS COMMONS

County Road 42 & County Road 21 | Prior Lake, MN 55372



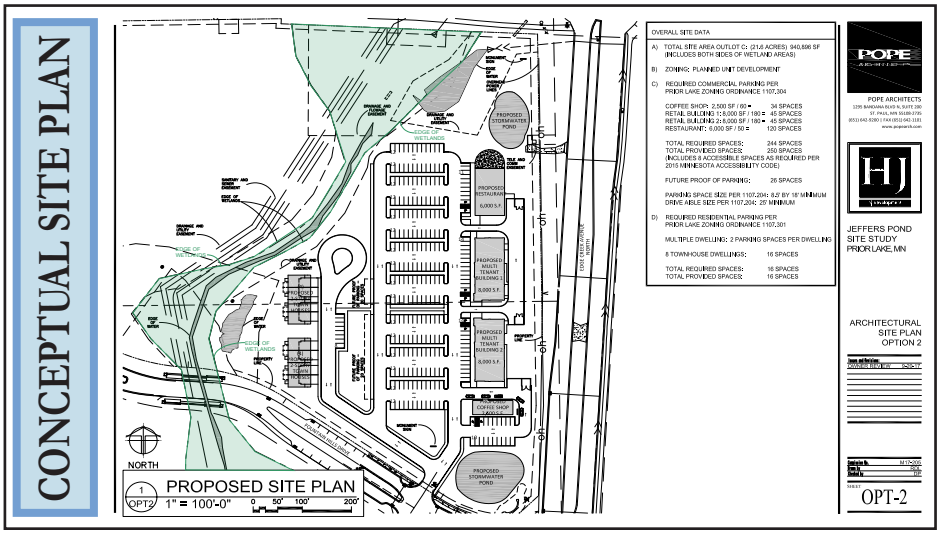
SALE/LEASE/BTS OPPORTUNITY

HJ Development is currently marketing Jeffers Commons. The 8-acre site is located within the Jeffers Pond PUD. The site is available for sale, lease or build-to-suit opportunities. Permitted uses include retail, office, multi-family, medical office, senior housing and assisted living. For more information please contact us directly.

DEMOGRAPHICS (Data Source ~ ESRI)

	1-Mile	3-Miles	5-Miles
Population:	4,824	40,937	94,559
Daytime Population:	4,660	25,727	45,284
Households:	1,684	13,728	32,833
Average HH Income:	$162,294	$152,955	$139,875

CONCEPTUAL SITE PLAN



CURRENTLY AVAILABLE

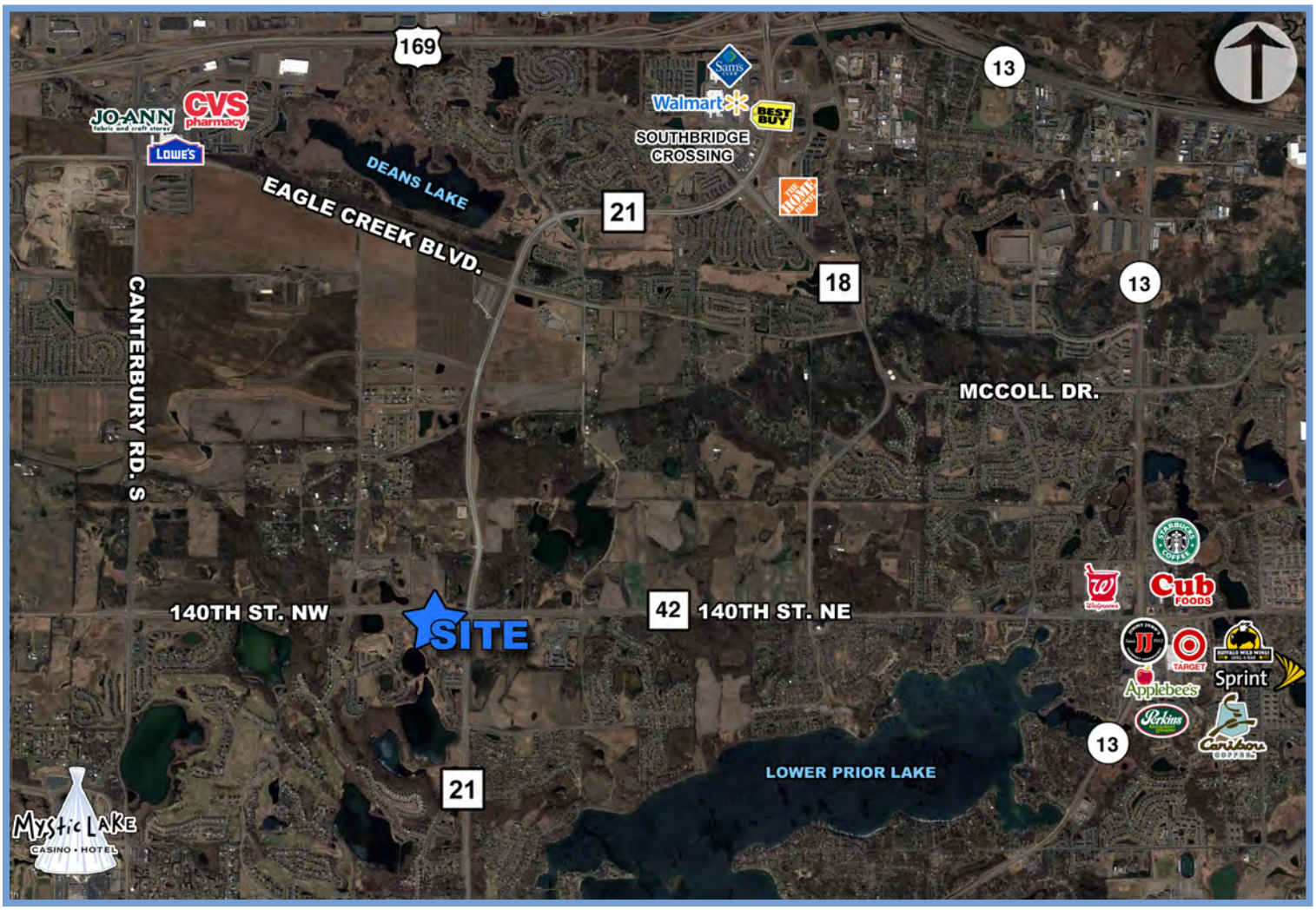
- 8-Acres for Sale/Lease/BTS
- Mixed-Use Development
- Negotiable Pricing
- Area Provides a Rapidly Expanding Residential Population Base
- Approx. 11,300 VPD Travel the Section of CR-21 Closest to the Site
- Approx. 17,400 VPD Travel the Section of CR-42 Closest to the Site
- Conveniently Located at the Intersection of CR-42 & CR-21 in Prior Lake

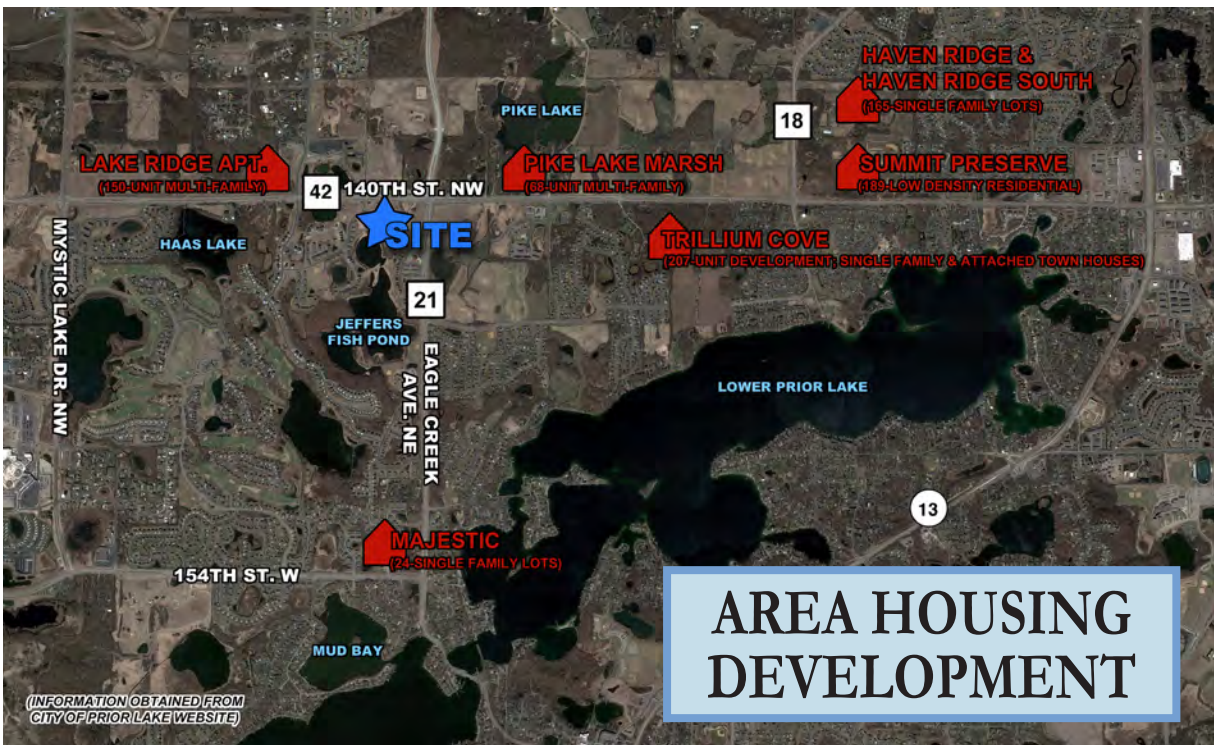
CONTACT INFORMATION

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AREA HOUSING DEVELOPMENT