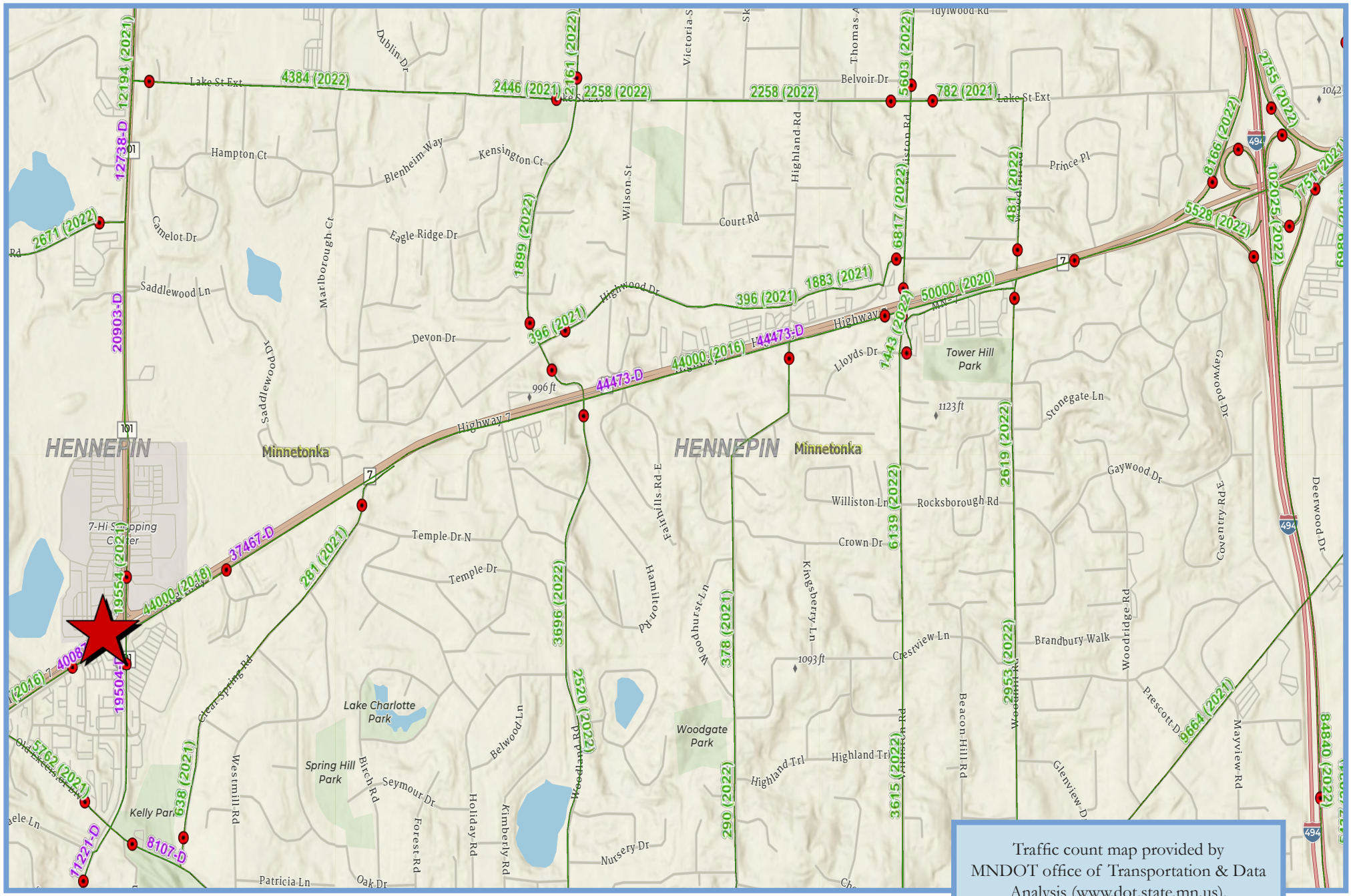
hj development

TRAFFIC COUNT INFORMATION | 7&101

Highway 7 & County Road 101 | Minnetonka, MN 55345



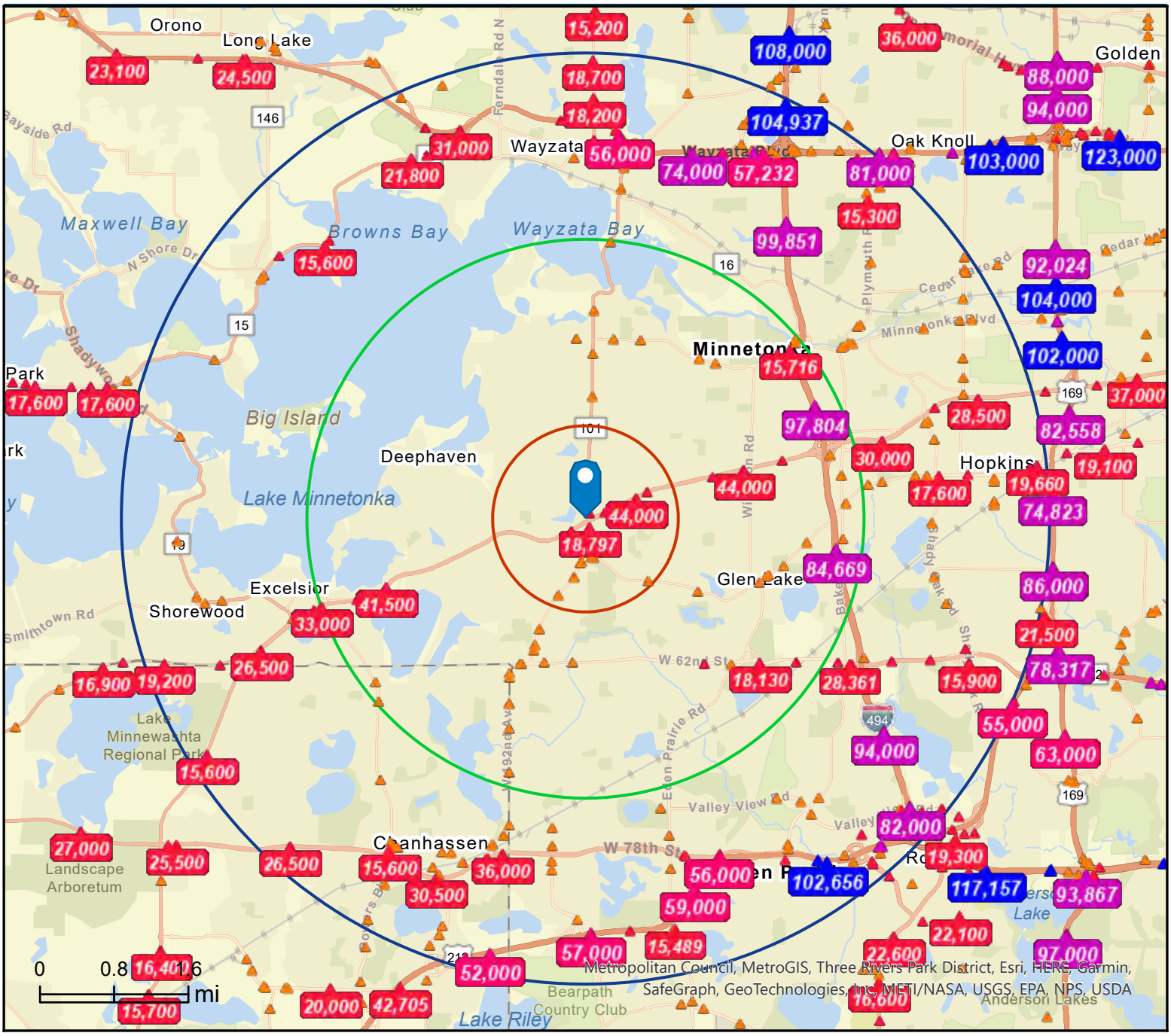
Traffic count map provided by MNDOT office of Transportation & Data Analysis (www.dot.state.mn.us).

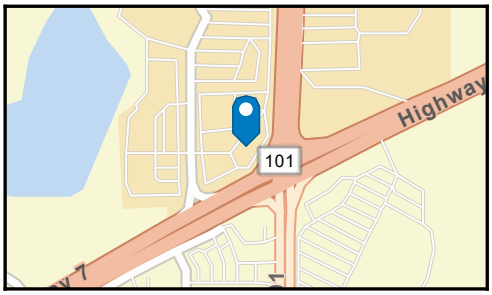
Chris Moe, CCIM • Brian Merz | 952-476-9400 | hjdevelopment.com

Traffic Count Map

Mister Car Wash Site
17600 Highway 7, Minnetonka, Minnesota, 55345
Rings: 1, 3, 5 mile radii

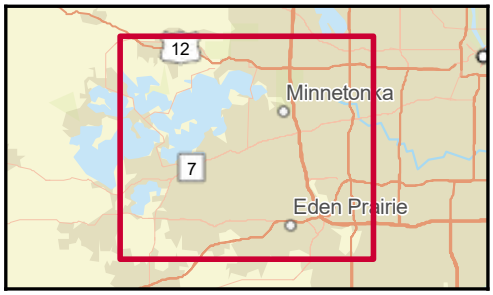
Prepared by HJ Development
Latitude: 44.91407
Longitude: -93.50395





Average Daily Traffic Volume

- ***Up to 6,000 vehicles per day***
- ***6,001 - 15,000***
- ***15,001 - 30,000***
- ***30,001 - 50,000***
- ***50,001 - 100,000***
- ***More than 100,000 per day***



Source: ©2023 Kalibrate Technologies (Q2 2023).

July 19, 2023

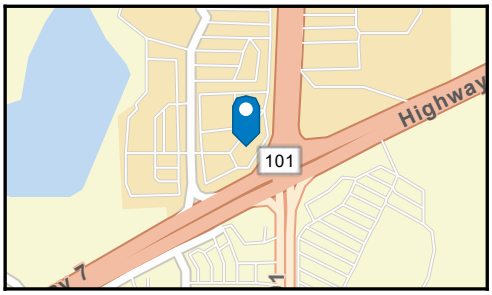
©2023 Esri

Traffic Count Map - Close Up

Mister Car Wash Site
17600 Highway 7, Minnetonka, Minnesota, 55345
Rings: 1, 3, 5 mile radii

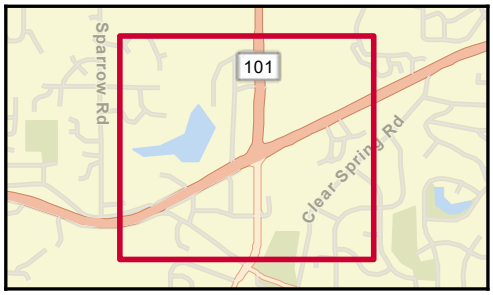
Prepared by HJ Development
Latitude: 44.91407
Longitude: -93.50395





Average Daily Traffic Volume

- ***Up to 6,000 vehicles per day***
- ***6,001 - 15,000***
- ***15,001 - 30,000***
- ***30,001 - 50,000***
- ***50,001 - 100,000***
- ***More than 100,000 per day***



Source: ©2023 Kalibrate Technologies (Q2 2023).

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Traffic Count Profile

Mister Car Wash Site
17600 Highway 7, Minnetonka, Minnesota, 55345
Rings: 1, 3, 5 mile radii

Prepared by HJ Development
Latitude: 44.91407
Longitude: -93.50395

Distance:	Street:	Closest Cross-street:	Year of Count:	Count:
0.08	CR 101	State Hwy 7 (0.08 miles S)	2021	19,554
0.10	CR 101	State Hwy 7 (0.06 miles N)	2021	18,797
0.20	State Hwy 7	Lynwood Ter (0.03 miles SW)	2016	41,000
0.21	Hutchins Dr	Co Rd 101 (0.02 miles SW)	2018	19,300
0.22	State Hwy 7	Bayswater Rd (0.04 miles NE)	2016	41,000
0.23	Co Rd 101	Hutchins Dr (0.01 miles N)	2014	20,100
0.32	Old Excelsior Blvd	Porter Ave (0.13 miles NW)	2017	4,950
0.34	MSAS 159	Excelsior Blvd (0.06 miles SE)	2021	5,762
0.40	Clear Spring Rd	Excelsior Blvd (0.09 miles S)	2019	740
0.41	Excelsior Boulevard	Clear Spring Rd (0.06 miles NW)	2021	8,141
0.43	Excelsior Blvd	Spring Ln (0.06 miles NW)	2014	8,600
0.43	Clear Spring Road	Temple Dr N (0.03 miles SW)	2021	638
0.43	Old Excelsior Blvd	Old Excelsior Blvd (0.08 miles E)	2019	680
0.46	Co Rd 101	Michaele Ln (0.04 miles NE)	2014	10,700
0.47	Sparrow Rd	Jonathan Cir (0.06 miles S)	2017	770
0.48	County Road 101	Southridge Ct (0.29 miles N)	2021	9,780
0.48	Sparrow Road	Wintergreen Ct (0.03 miles S)	2021	666
0.58	Delton Ave	Willow Ln (0.07 miles NW)	2015	5,300
0.58	State Hwy 7	Saddlewood Dr (0.02 miles W)	2018	44,000
0.64	County Road 101	Mahoney Ave (0.01 miles NE)	2018	11,300
0.66	Ridgewood Rd	Dunibar Ridge (0.01 miles E)	2019	2,850
0.66	Delton Avenue	Willow Ln (0.0 miles E)	2021	5,581
0.72	State Hwy 7	Clear Spring Rd (0.11 miles SW)	2010	40,000
0.79	Sparrow Rd	Ridgewood Rd (0.05 miles N)	2016	920
0.87	Co Rd 101	Kathleene Dr (0.02 miles SW)	2011	11,400
0.88	Scenic Heights Drive	Scenic Dr (0.01 miles N)	2021	2,698
0.92	Ridgewood Rd	Windwood Way (0.04 miles E)	2019	1,850
0.93	Scenic Heights Dr	Scenic Ln S (0.03 miles S)	2016	2,750
0.95	Excelsior Blvd	Hilltop Ter (0.04 miles E)	2016	9,600
0.96	Ridgewood Road	Eastwood Rd (0.02 miles W)	2021	1,818

Data Note: The Traffic Profile displays up to 30 of the closest available traffic counts within the largest radius around your site. The years of the counts in the database range from 2023 to 2000. Esri removes counts that are older than 2000 from the Kalibrate provided database. Traffic counts are identified by the street on which they were recorded, along with the distance and direction to the closest cross-street. Distances displayed as 0.00 miles (due to rounding), are closest to the site. A traffic count is defined as the two-way Average Daily Traffic (ADT) that passes that location.
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