

Southwest Logistics Center Shakopee, MN

CORPORATE ECONOMIC DEVELOPMENT

READY BUILDING BROCHURE



GENERAL SITE INFORMATION

Location	7400 Hentges Way, Shakopee, MN
Owner Representative	Southwest Logistics Center, LLC, Kim Penshorn, Kim.Penshorn@cushwake.com
Size	505,952 square feet
Zoning	Heavy Industrial
Asking Price	\$6.00 / Square Foot
Highway Access	<.5 mile to HWY 101, 1.3 miles to Interstate 169
Air Access	16.9 miles (18 min.) to Minneapolis International Airport
Rail Served	No direct rail access

UTILITY INFORMATION

Electric Power	Xcel Energy. UG 3 Phase
Natural Gas	CenterPoint Energy. 2" main adjacent to site, 55 psig
Water	Shakopee Public Utilities. 12" public water main adjacent to site
Sewer	Shakopee Public Utilities. 30" out
Telecom/Fiber	Consolidated Communications and Zayo have fiber in the area

**Southwest Logistics Center
Shakopee, MN**
SITE DUE DILIGENCE DOCUMENTATION AVAILABLE (REPORTS AND DETAIL AVAILABLE)

Title Commitment	<input checked="" type="checkbox"/>	Archeological and Historic Use Assessments	<i>Not required</i>
Aerial Site Views and Maps	<input checked="" type="checkbox"/>	Park Covenants and Restrictions	<input checked="" type="checkbox"/>
Park Master Plan		Transportation Access Maps	<input checked="" type="checkbox"/>
Utility Service Maps	<input checked="" type="checkbox"/>	Geotechnical Study / Soil Survey	
Site Dimensions and Configuration	<input checked="" type="checkbox"/>	FEMA Flood Plain Designation with map	<input checked="" type="checkbox"/>
Wetlands Delineation and Map	<input checked="" type="checkbox"/>	Air Attainment Status	<input checked="" type="checkbox"/>
Phase 1 Environmental Assessment		Endangered Species Assessment	<i>Not required</i>

GENERAL COMMUNITY INFORMATION

Community Profile and Demographics	<input checked="" type="checkbox"/>	Letters of Support	<i>Not required</i>
State and Local Incentives Overview	<input checked="" type="checkbox"/>	Business and Industrial Support Services and Amenities Profile	<input checked="" type="checkbox"/>

Economic Development Contact:
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