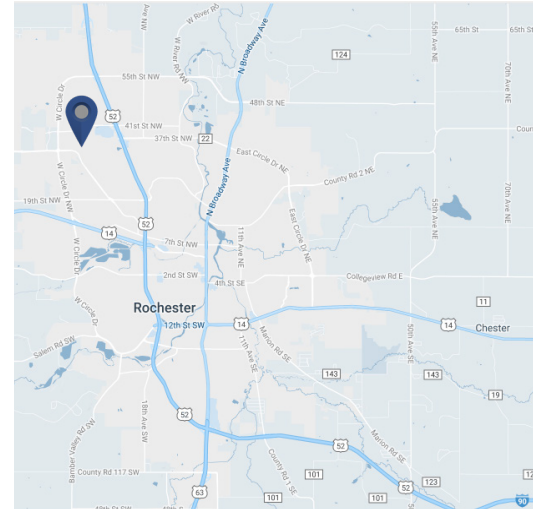


AVAILABLE
FOR LEASE:

3605 US - 52
Rochester, MN 55901

ROCHESTER TECHNOLOGY CAMPUS



BUILDING 106

Building 106 is set in a beautiful, campus setting among 34 buildings and 3.1 Million sq. ft. The campus offers various space with uses including office, manufacturing, warehouse, data center and laboratory. Tenant amenities include: Large meeting spaces suitable for conferences, an auditorium, cafeteria, and outdoor amenities such as tennis courts, playing fields and a disc golf course.

TYPE:	Light Manufacturing & Assembly
AVAILABLE SPACE:	58,085 SF
TOTAL BUILDING SIZE:	58,085 SF
COLUMN SPACING:	40' x 50'
ZONING:	M-2
OTHER:	Includes showers and locker room space

Jamey Shandley
Hamilton Real Estate, Inc.
(507) 281-1002
jamey@hamiltonmnre.com

Onno Steger
IRG
(614) 571-0012
osteger@irg.cc

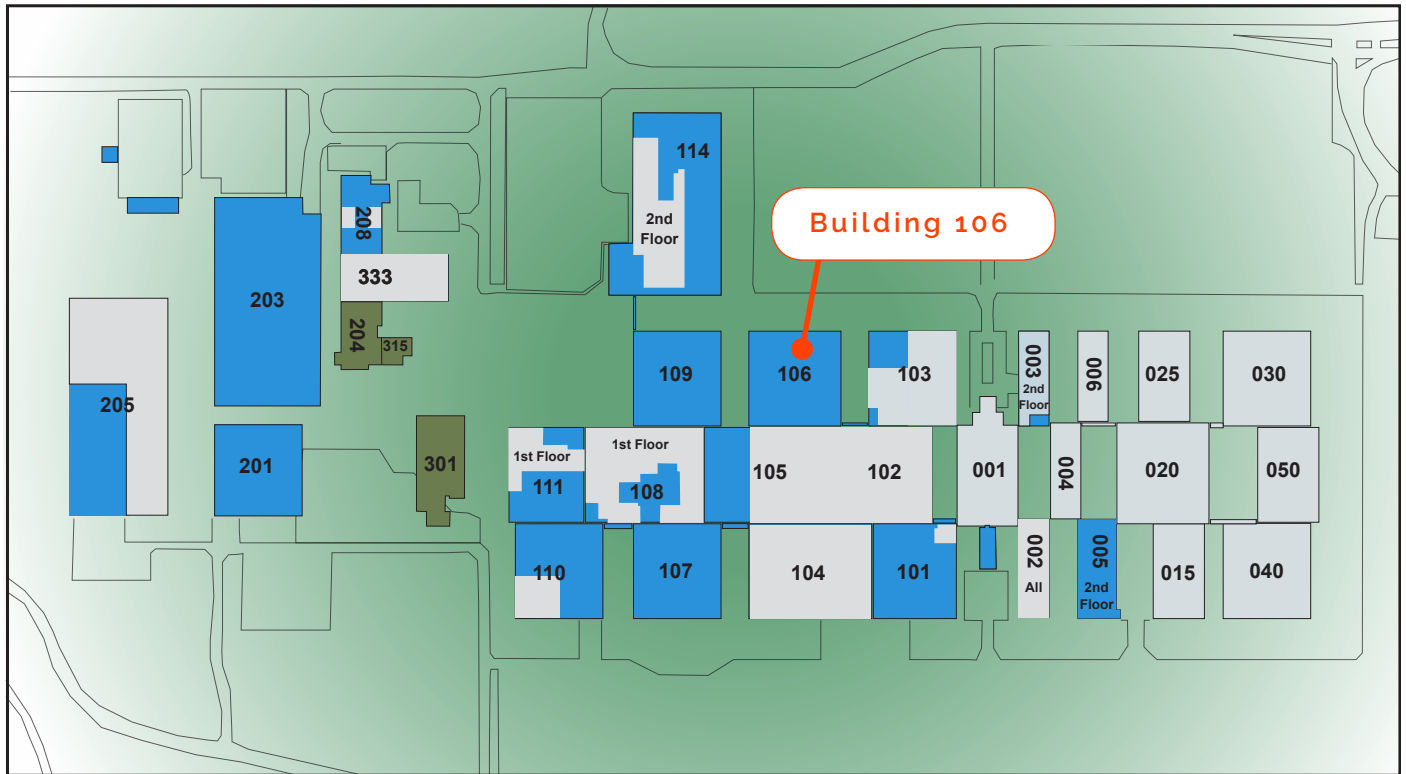
Darrell Bossert
IRG
(440) 539-4160
dbossert@irg.cc



AVAILABLE
FOR LEASE:

3605 US - 52
Rochester, MN 55901

RÖCHESTER TECHNOLOGY CAMPUS

SITE PLAN



-  Available
-  Leased
-  Utility

Jamey Shandley
Hamilton Real Estate, Inc.
(507) 281-1002
jamey@hamiltonmnre.com

Onno Steger
IRG
(614) 571-0012
osteger@irg.cc

Darrell Bossert
IRG
(440) 539-4160
dbossert@irg.cc