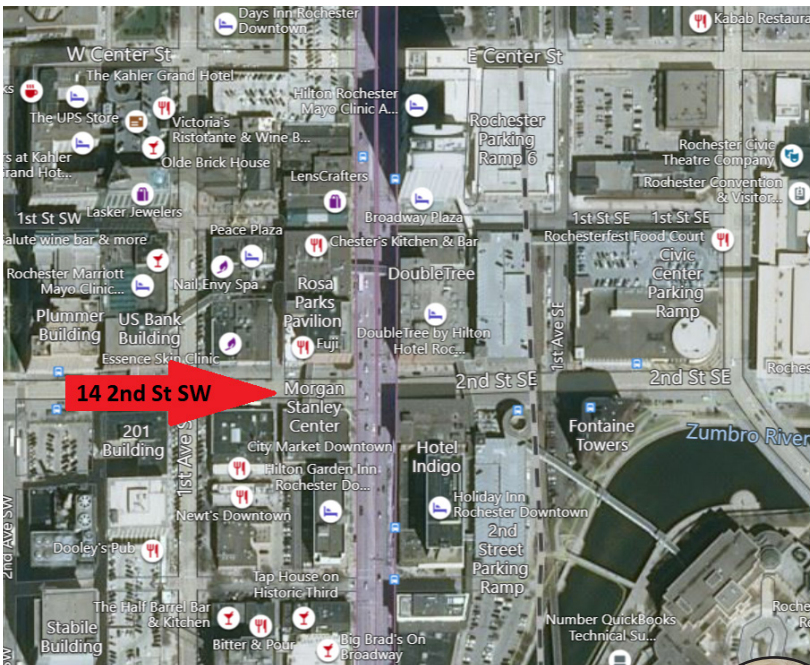


Downtown Professional Building



14 2nd St SW • Rochester, MN



Professional Office Building

PROPERTY FACTS

Size:	Approx. 2,707 sf-40,103 sf
NNN Price:	Main Floor & Skyway level \$22.00 psf
NNN Price:	Lower level \$14.00 psf
CAM/RETax:	\$14.17 psf
Traffic Counts:	22,891 cpd

Five Mile Demographics

Daytime Population:	113,668
Median Income:	\$74,362



**BARB
PHELPS**
507.261.7826
bphelps@titan360.us



**LEIGH ANN
PELTOMA**
507.358.6577
lpeltoma@titan360.us



**MARK
STEEGE**
507.951.1977
msteege@titan360.us