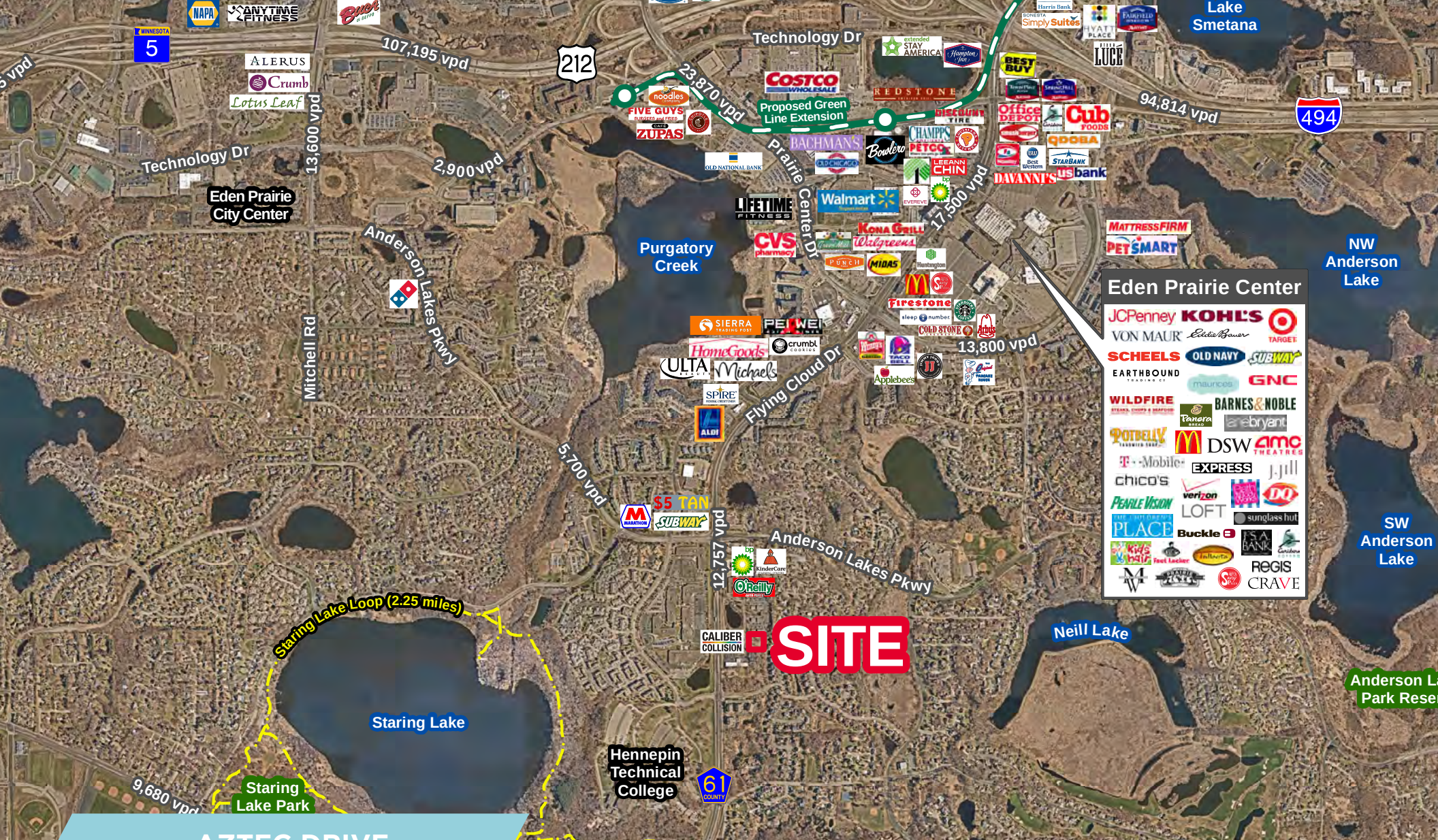




AZTEC DRIVE

0.91 ACRES FOR SALE EDEN PRAIRIE, MN

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AZTEC DRIVE

EDEN PRAIRIE, MN

Property Highlights

- Currently zoned I-2; City's 2040 Guided Land Use for site is **Medium Density Residential** (5-14 units per acre)
- Close proximity to downtown Eden Prairie and Eden Prairie Center
- Full access interchange off of Flying Cloud Drive
- No wetlands on property
- Utilities to property line

Property Information

PID #	23-116-22-32-0014
Acreage	0.91
Zoning	I-2 Industrial Park
Land Use	Medium Density Residential (2.5-10 units/acre)
Taxes	\$5,376.60

Demographics (2022)

	1 Mile	3 Miles	5 Miles
Population	10,815	50,774	143,070
Households	4,336	20,232	58,549
Average HH Income	\$147,896	\$163,892	\$157,098
Daytime Population	5,265	43,189	136,982

TRAFFIC COUNTS
Flying Cloud Dr - 12,757 vpd



AZTEC DRIVE
EDEN PRAIRIE, MN

AERIAL



12,757

Flying Cloud Dr

Aztec Dr

Aztec Dr

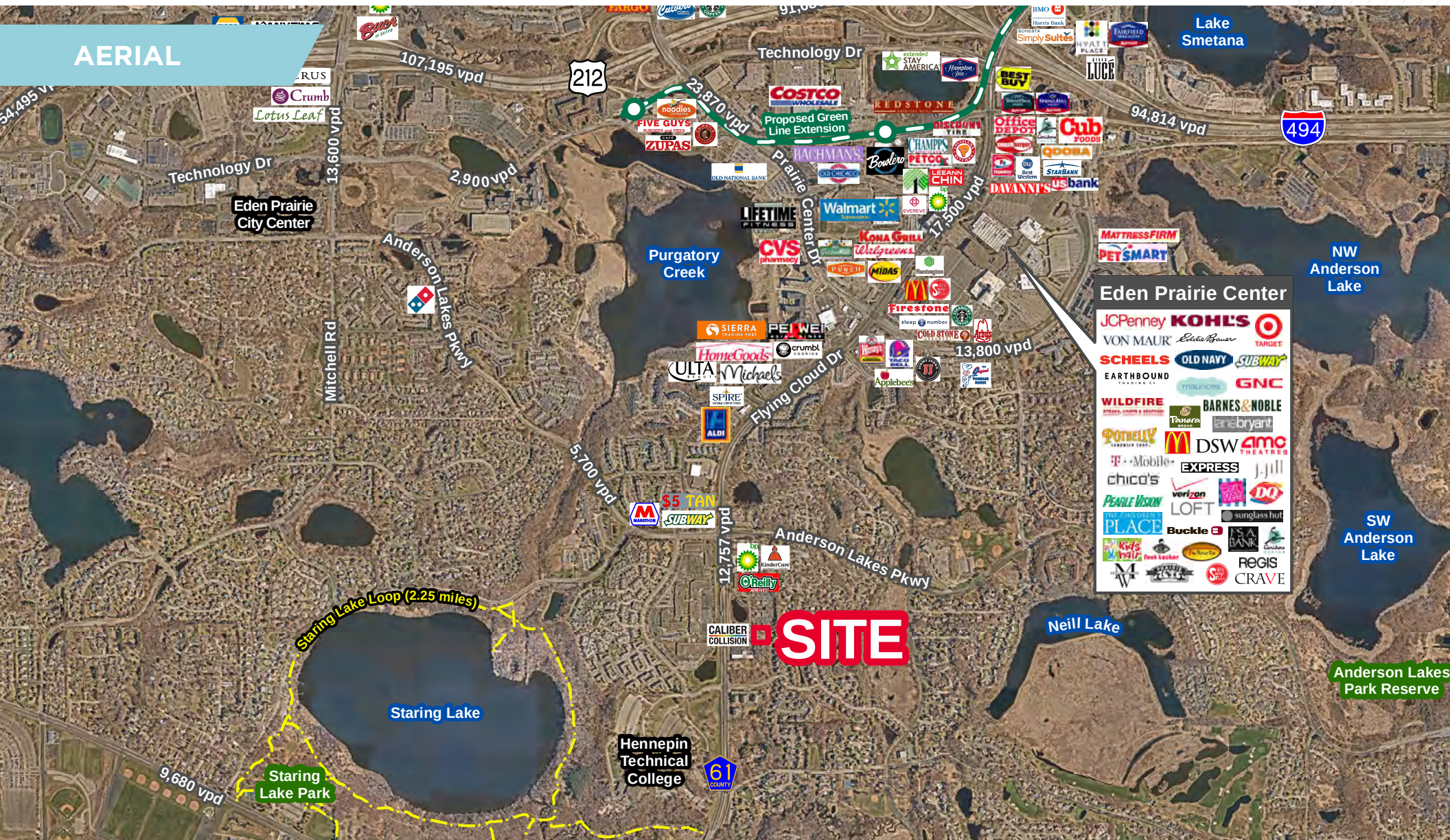
CALIBER
COLLISION

SITE

AZTEC DRIVE

EDEN PRAIRIE, MN

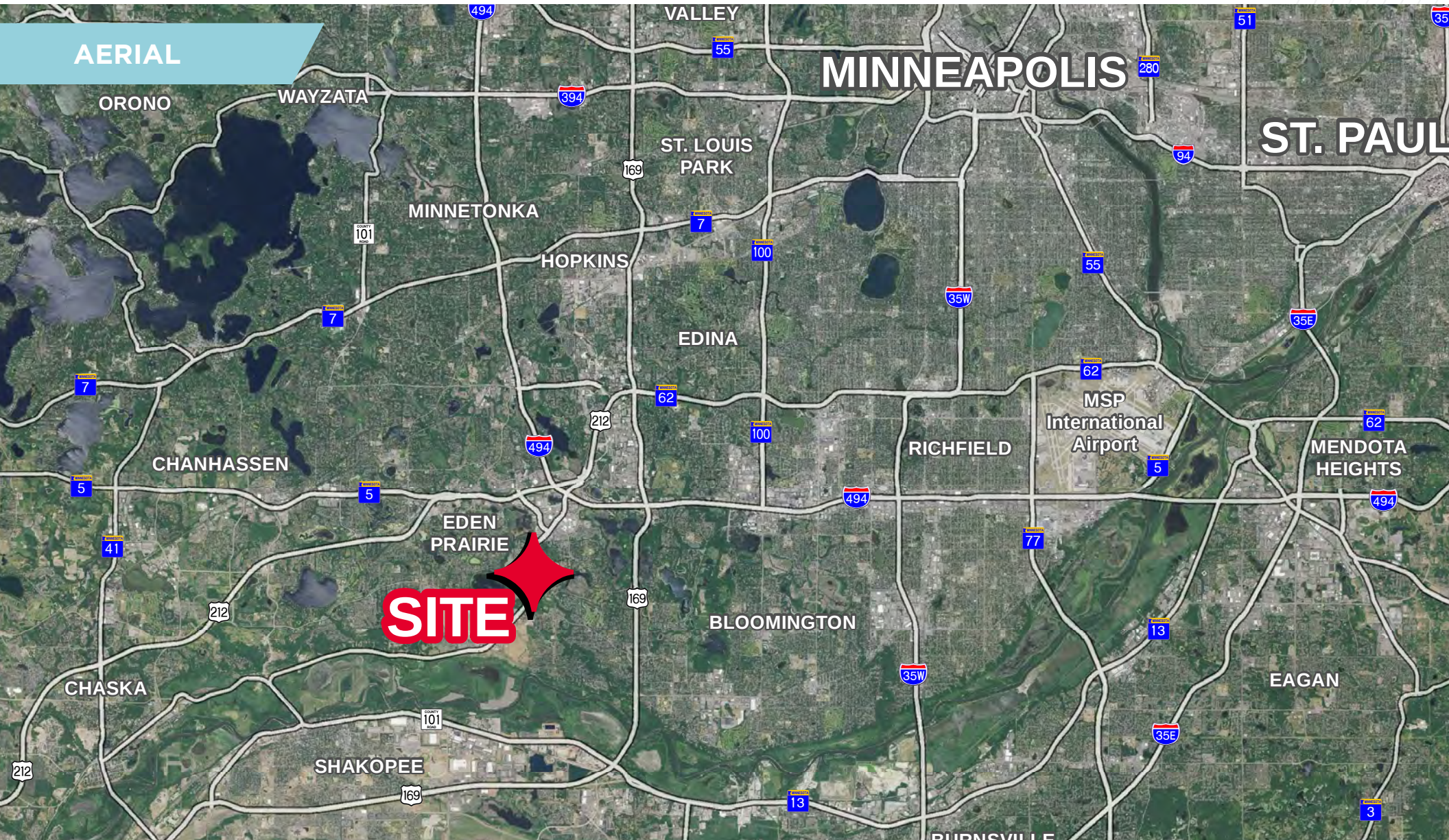
AERIAL



AZTEC DRIVE

EDEN PRAIRIE, MN

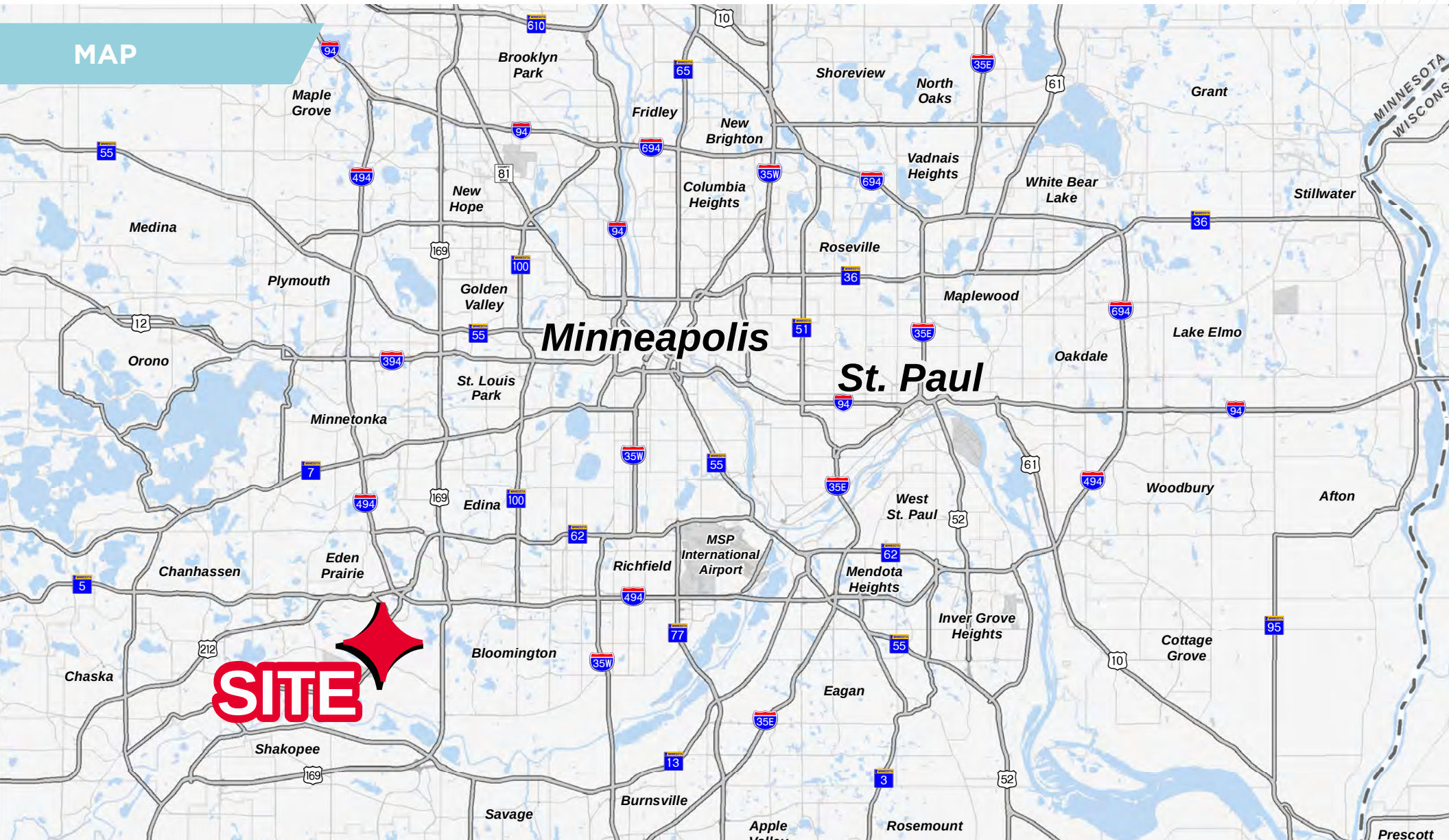
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AZTEC DRIVE

EDEN PRAIRIE, MN

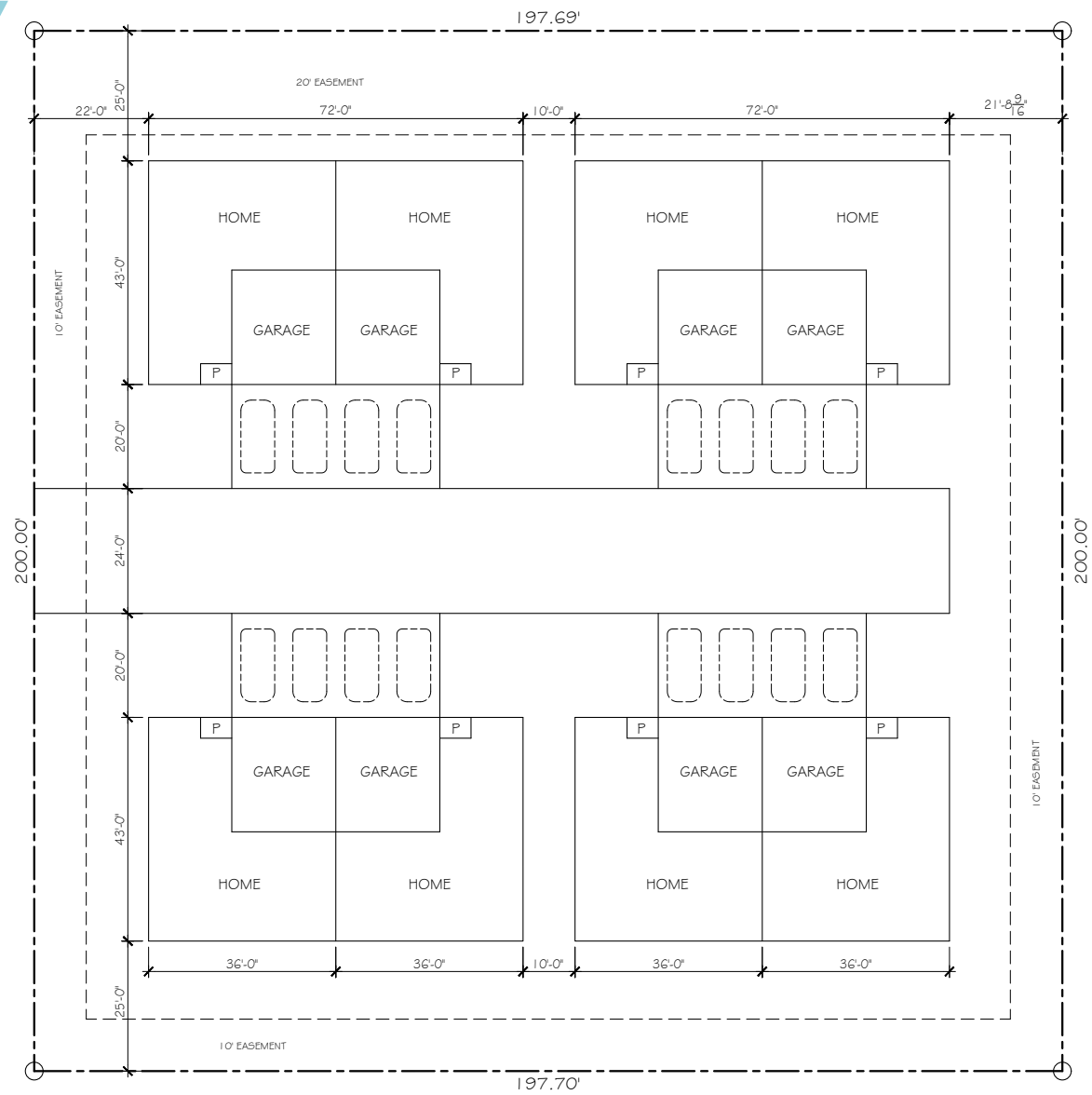
MAP



AZTEC DRIVE

EDEN PRAIRIE, MN

TOWNHOME CONCEPT PLAN

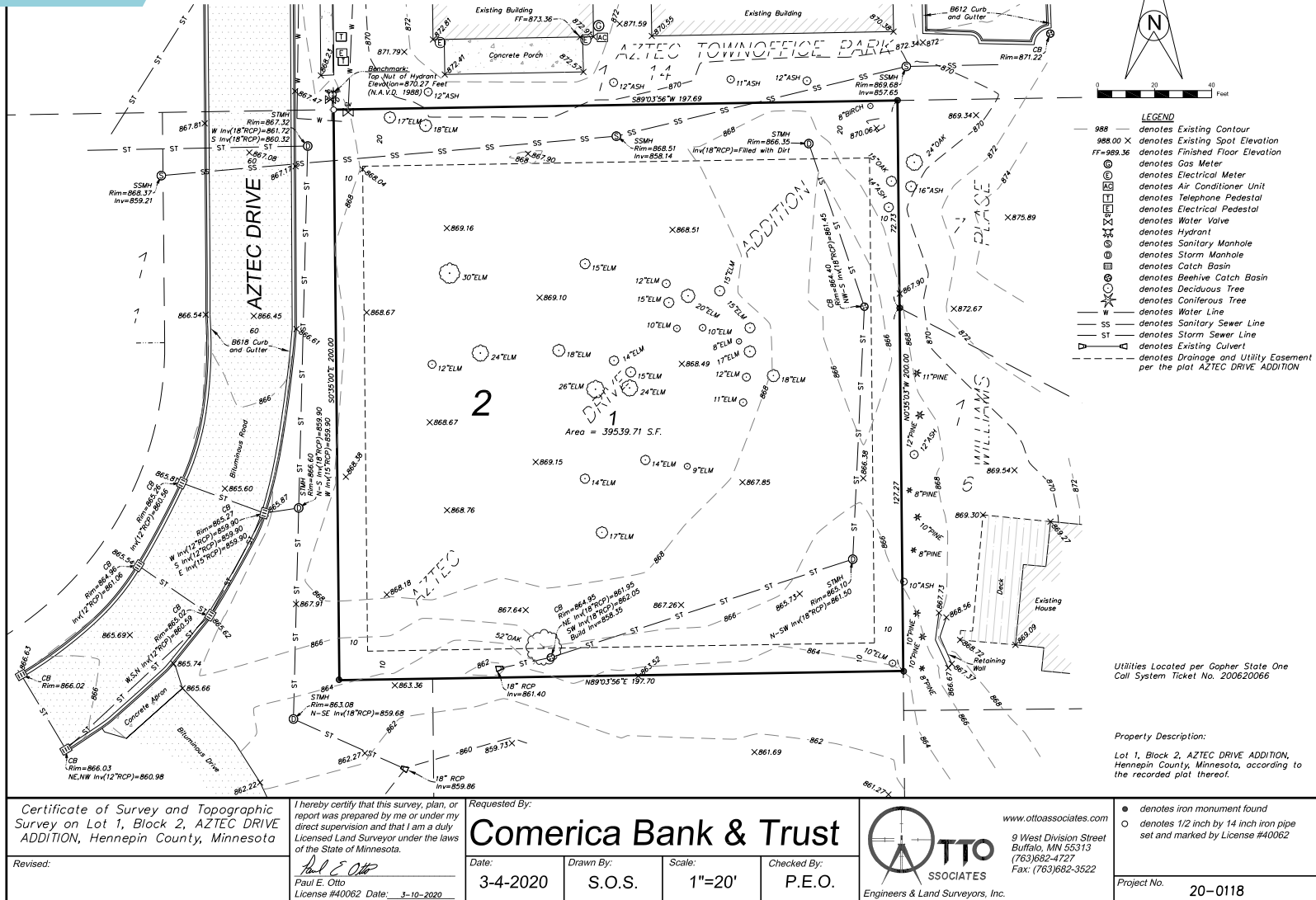


[CLICK ON PLAN FOR PRINTABLE IMAGE](#)

AZTEC DRIVE EDEN PRAIRIE, MN

SURVEY

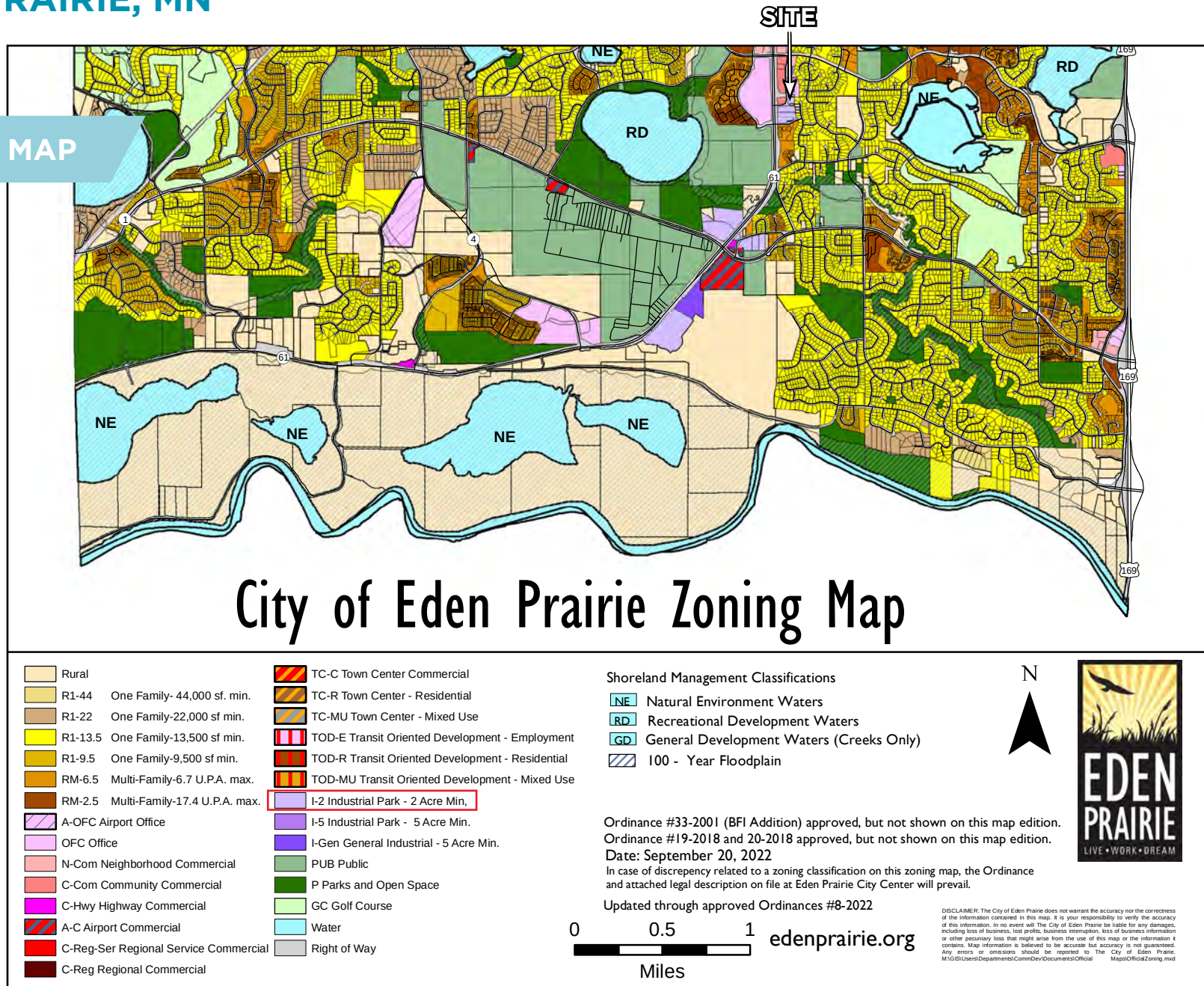
Certificate of Survey and Topographic Survey



CLICK ON SURVEY FOR PRINTABLE IMAGE

AZTEC DRIVE EDEN PRAIRIE, MN

ZONING MAP



CLICK ON MAP FOR PRINTABLE IMAGE



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