

FOR SALE OR LEASE

STACK
INDUSTRIAL PARTNERS

7955 WALLACE ROAD

EDEN PRAIRIE, MN 55344



AVAILABILITY SUMMARY

General Building Information

Year Built
1968

Construction Type
Tilt up/Masonry

Zoning
I-2 Industrial Park

2040 Comp Plan - Land Use
Industrial Flex/Tech

PID
16-116-22-21-0004

Stories
1

Building Specifications

Building Size
26,548 SF

Parcel Size
2.27 acres

Office Size
Approx. 2,500 SF

Power
Inventory available

Loading
2 Internal Docks
2 Drive-Ins (12'W x 14'H)
1 Drive-In (16'W x 14'H)

Clear Height
16'

Truck Court Depth
120'

HVAC (Ages)
Inventory Available

Lighting
LED

Parking
20 surface

Roof Type
Rubber Membrane - report available

Sprinkler System
100% Sprinkled

Financials

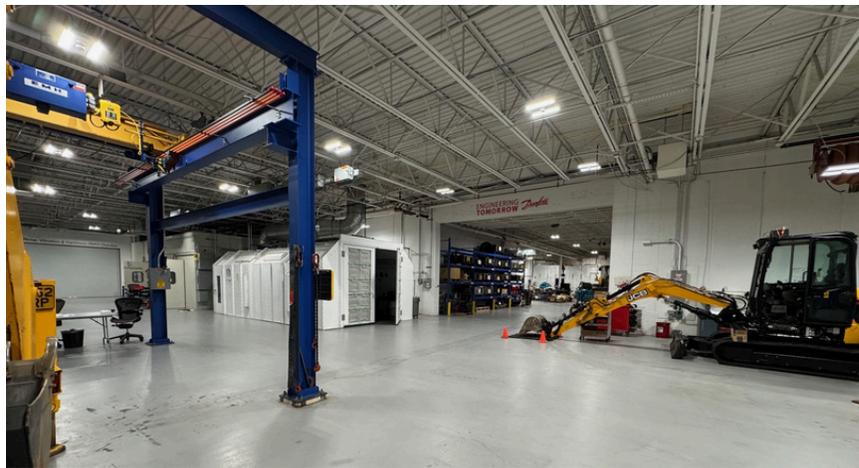
Property Taxes (2025)
\$67,347

Lease Rate & Sale Price
Negotiable

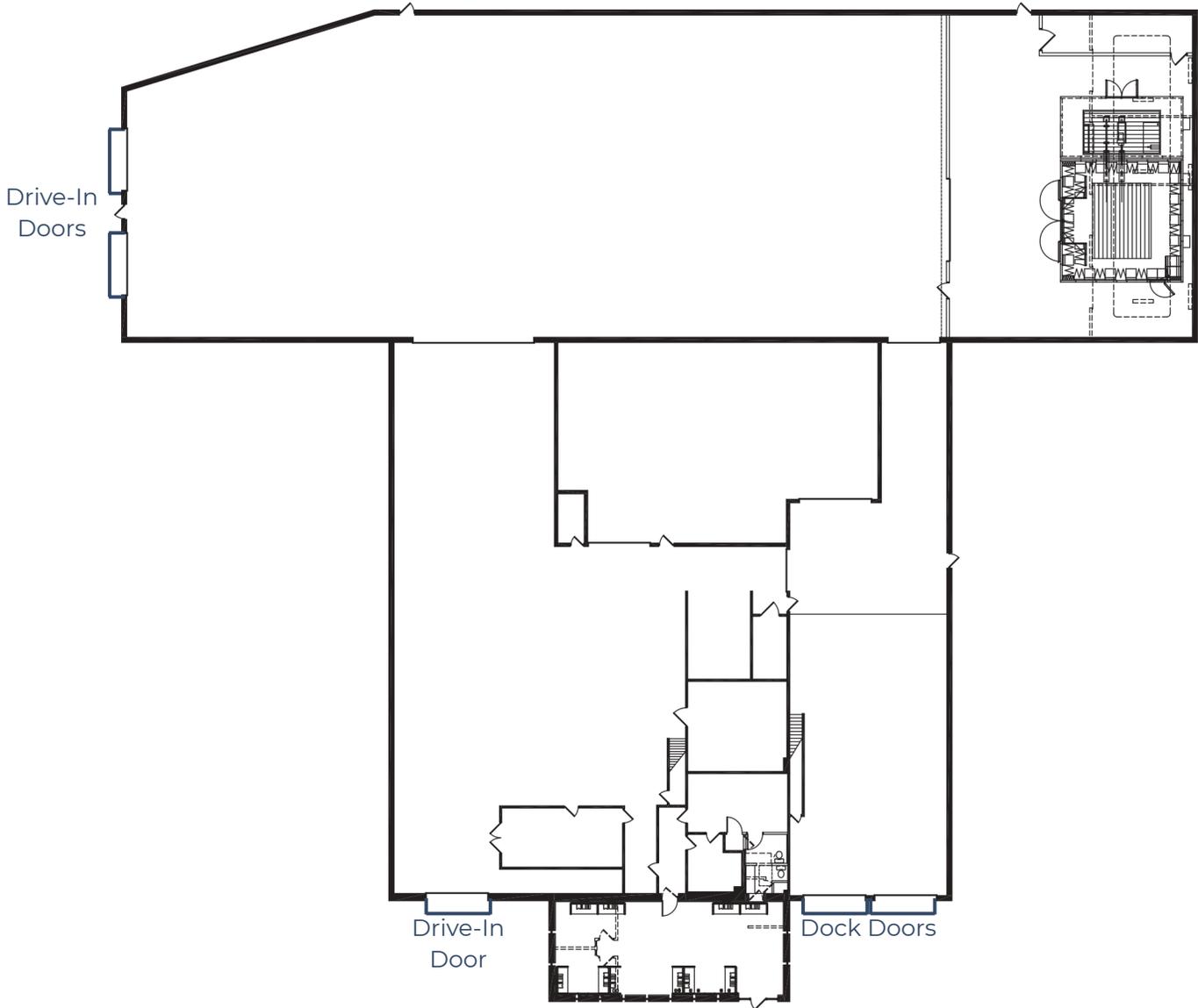
PROPERTY AERIAL



PROPERTY PHOTOS



AVAILABLE SPACE



26,548 SF
Total

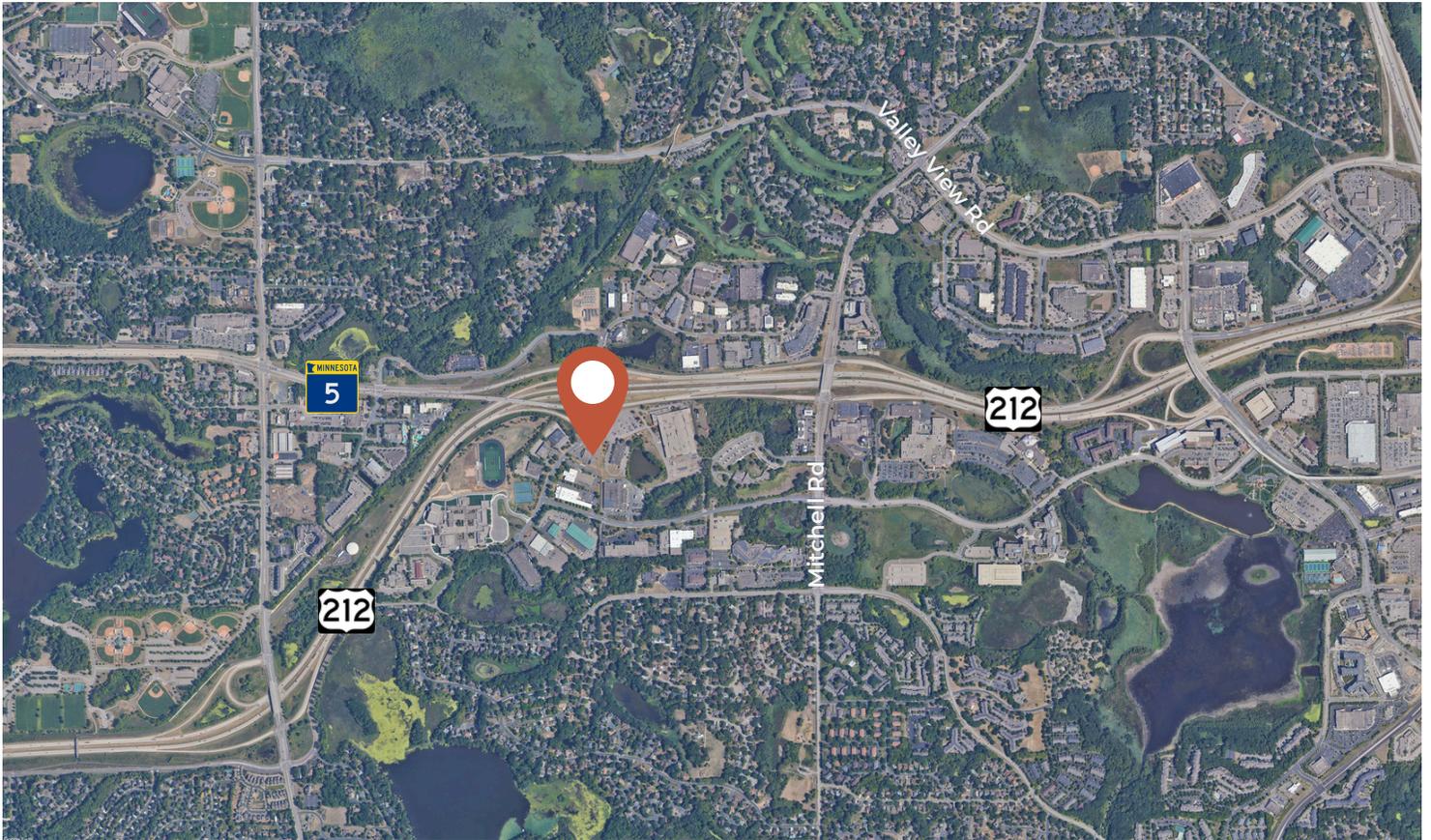


+/- 2,500 SF
Office



21,048 SF
Warehouse

LOCATION



Nearby Restaurants

Pizza Luce
Buca de Beppo
Original Pancake House
Kona Grill
Fat Pants
Culvers
Caibou Coffee
MyBurger
Jimmy's Kitchen and Bar
Yum
Taco Bell



Nearby Retail

Eden Prairie Center (100+ Shops)
Target
Kohls
Scheels
Costco
Walmart
Best Buy
Asia Mall
PetSmart
Walgreens
Cub Foods

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