

Colliers

Accelerating success.

Building Together



For Lease

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Bolger Building I

1050 33rd Avenue SE, Minneapolis, Minnesota 55414

32,212 total square foot multi-tenant office/warehouse/production building located off Highway 280 and Como Avenue in Minneapolis.

Current Availability

- Up to 26,401 rentable square feet (RSF) available
- Flexible space options ranging from 503 RSF to 13,247 RSF (max contiguous)

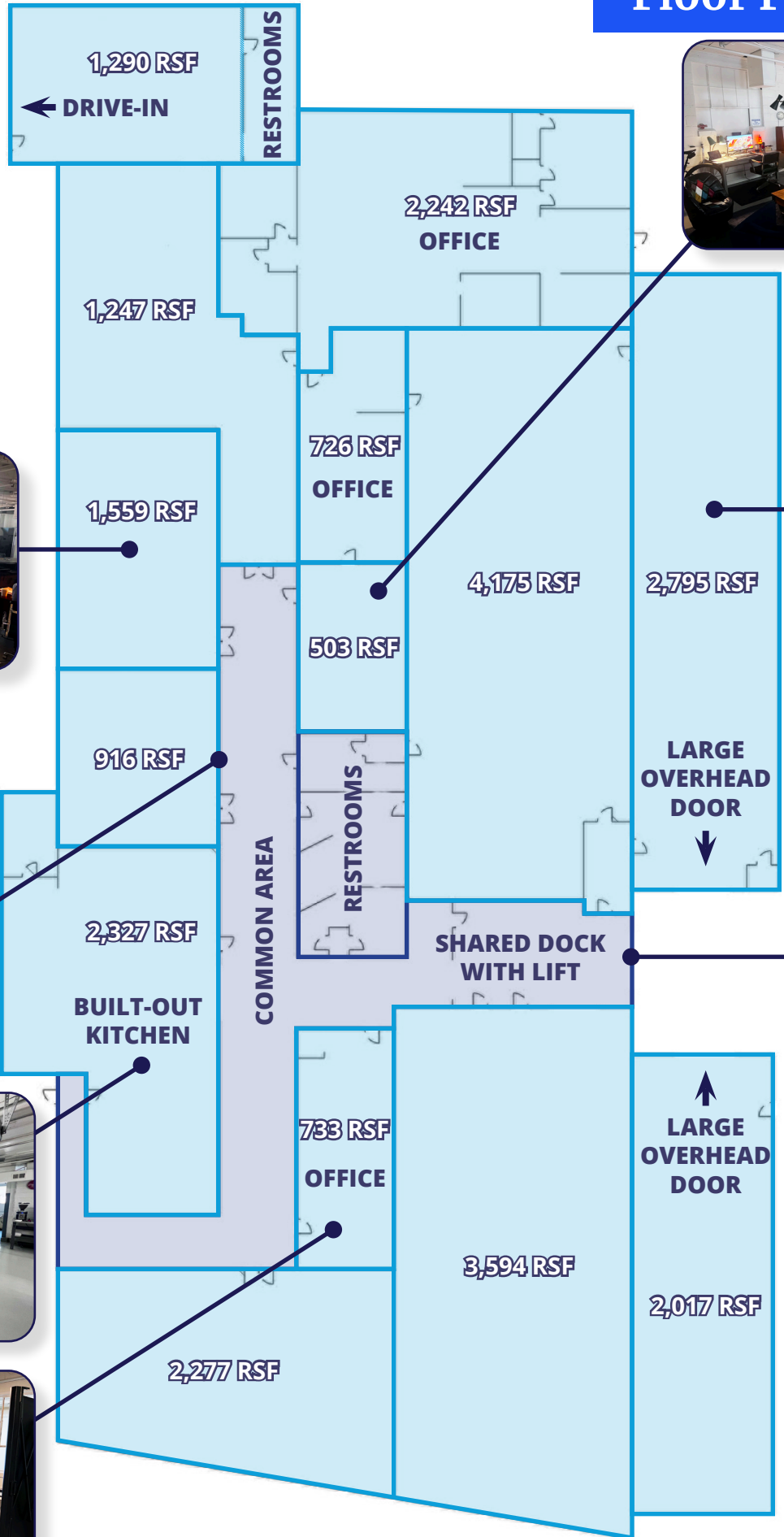
Building Amenities

- Easy access to I-94, Highway 280 and I-35W
- 100% air-conditioned
- Heavy power, bus duct
- Epoxy floors, nicely finished spaces
- Building signage available
- Bus access via Como Avenue
- Locally owned and building management on site

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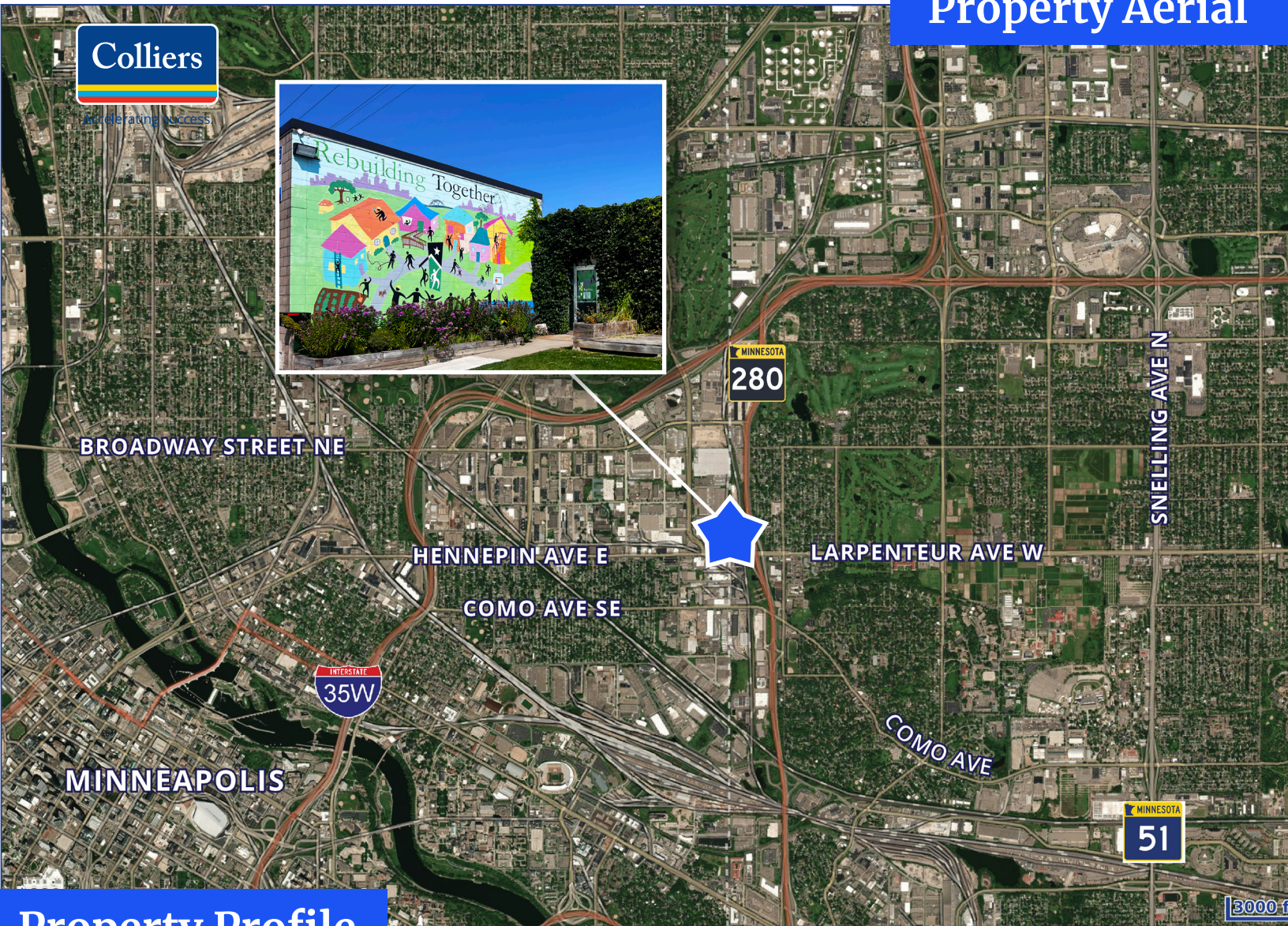
Floor Plan



*All space measured in rentable square feet (RSF)

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Property Profile

Address: 1050 33rd Ave SE, Minneapolis, MN 55108

Building Age: 1926 (newly updated)

Loading: Access to shared dock high & grade level loading

Zoning: I-1 Industrial

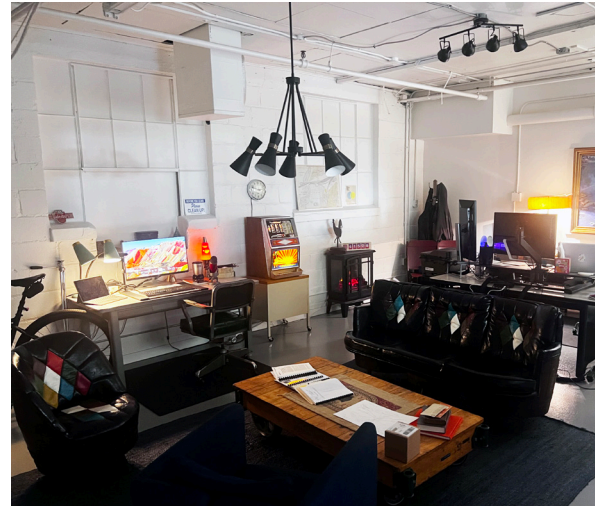
Gross Rates: \$12.00 - \$18.00 PSF (includes normal utilities)

Clear Height: 11' - 16'

Flexible Space Options: 503 RSF - 13,247 RSF (max contiguous)



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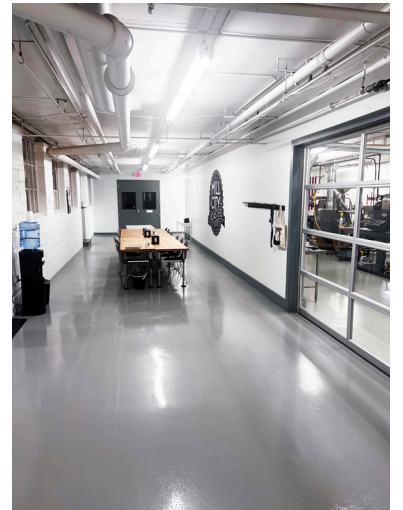
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