



Industrial / Flex Space for Lease

10661 Nassau Street, Blaine, MN

AVAILABLE SPACE

- Built in 2003, Remodeled in 2020
- 2 Adjacent bays available individually or together
 - Suite 500 – 9,300 sf with 2,900sf office and 6,400SF warehouse (bonus 1,314 sf 2nd floor mezzanine with kitchenette and meeting space)
 - Suite 600 – 3,000 sf with 300 sf office and 2,700 sf warehouse
- 200-amp, 120/208 VAC panel in each bay
- (4) 12' x 14' drive-in doors and floor drains
- Fire sprinkled, 16' clear height in warehouse
- Easy access to I-35W & Hwy 65 near Blaine's new sports / recreational complex and development
- Currently sports training facility, however, space can be converted to industrial or other



PROPERTY DETAILS

Lease Rate: \$7.52 / SF NNN
CAM / Tax \$4.21 / SF (2026)

FOR MORE INFORMATION, CONTACT

Marty Fisher / Mike Fisher

763-862-2005

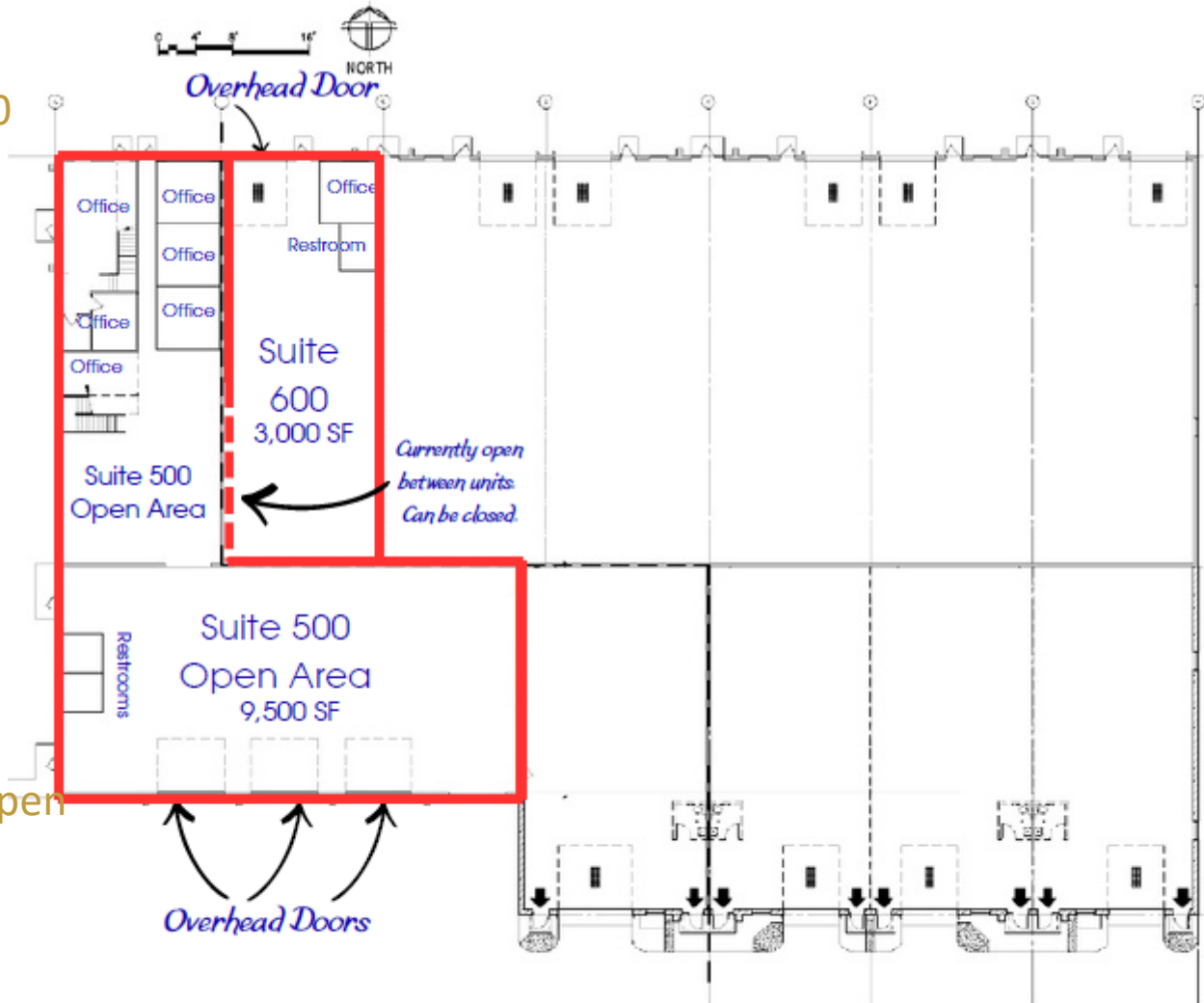
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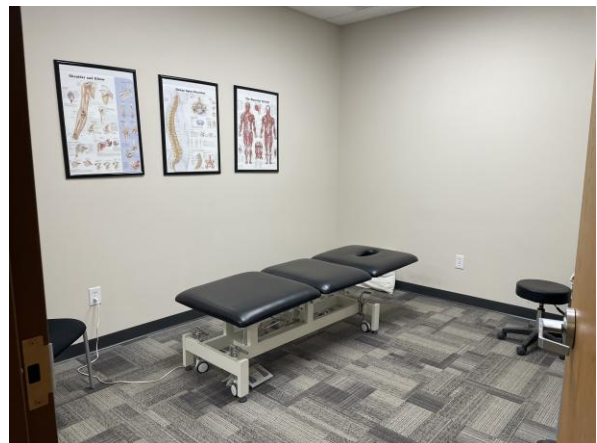
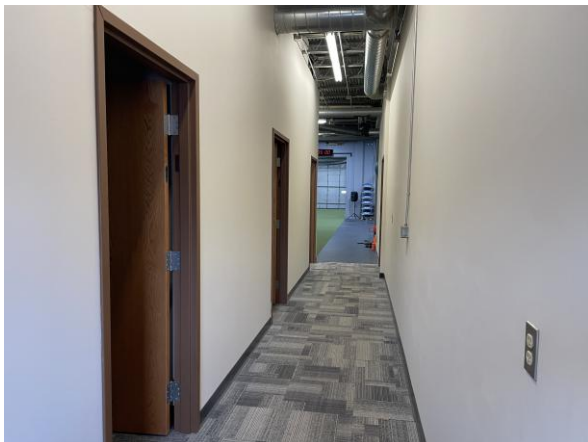
Suites 500 & 600 both available; can be demised

Suite 500 has 6 offices including one on the mezzanine level with kitchen

Currently suites 500 & 600 are open to each other at the dotted line



Suite 500 (Lower-level office x 3)





PREMIER
COMMERCIAL
PROPERTIES

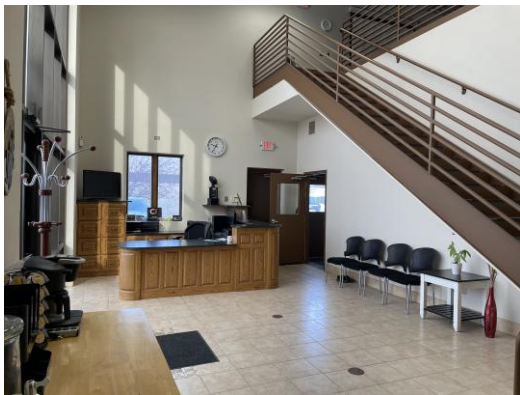
FOR LEASE

CONTACT: Marty Fisher

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Suite 500 - Office



**Office and mezzanine area –
Mezzanine has kitchen & meeting area**





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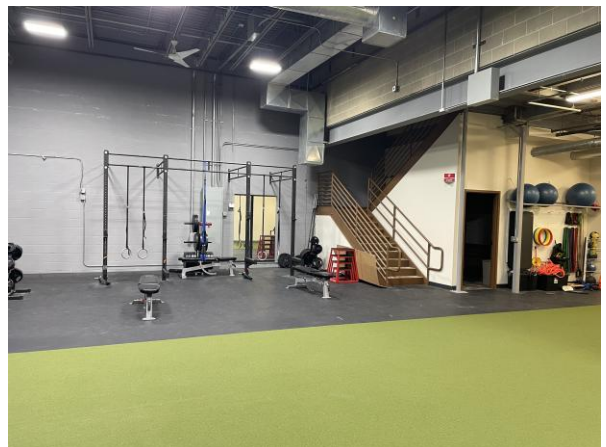
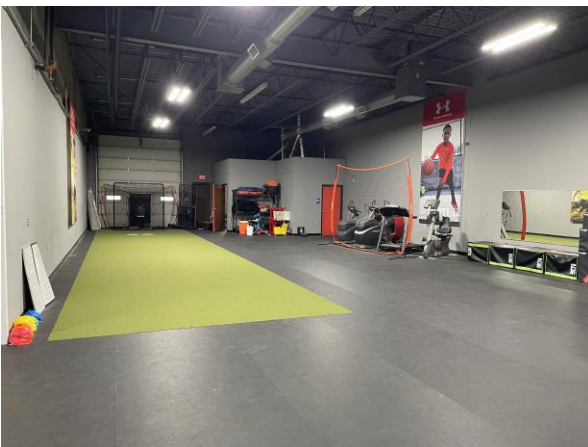
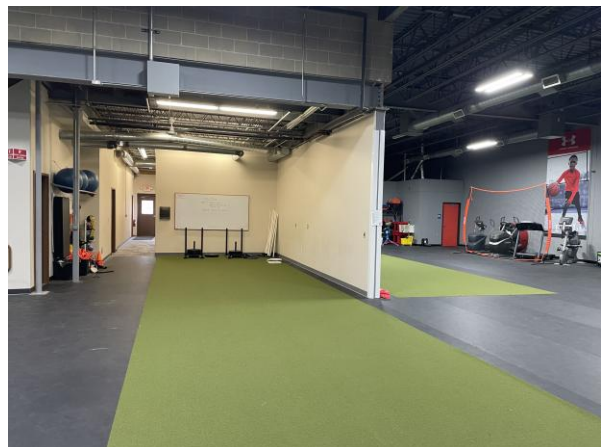
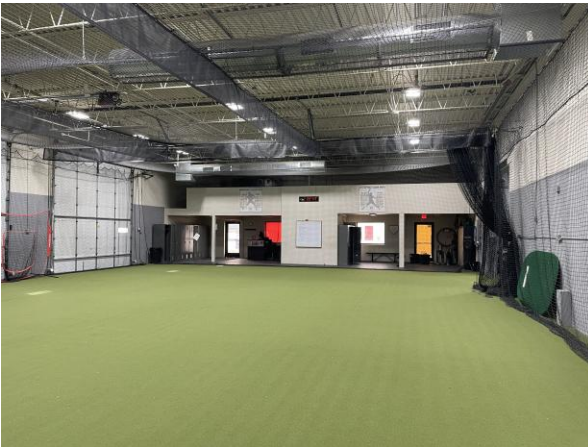
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Suite 500 & 600

Warehouse area. Currently athletic training, wide open. 12' x 14' drive-in doors. Suite 500 & 600 can be demised.





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