

FOR LEASE | OFFICE WAREHOUSE

Acorn Business Center

7002-7018 Sixth Street, Oakdale, MN 55128



Acorn Business Center is an attractive, well-maintained, office-warehouse property located in the Oakdale Crossing Business Park near the I-694 / I-94 interchange.

Offering a combination of office and warehouse, Acorn Business Center offers great natural light, plenty of parking on 2.48 acres and drive-in and dock high loading.

Property Features

- 5,684 square feet total
- 18' clear height
- 2 - 10' drive-in doors
- Floor drains
- 100% air conditioned
- Zoned for I-1 Light Industrial
- \$6.81 PSF Tax & CAM (2025)
- Improvement dollars available

Contact Us

ERIC DUEHOLM

Partner



651.621.2550



eric@terracegroupllc.com

BEN BRUNO

Brokerage Services



651.621.2563



ben@terracegroupllc.com

TONY ROSSATO

Brokerage Services



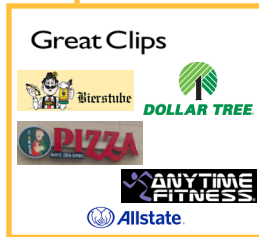
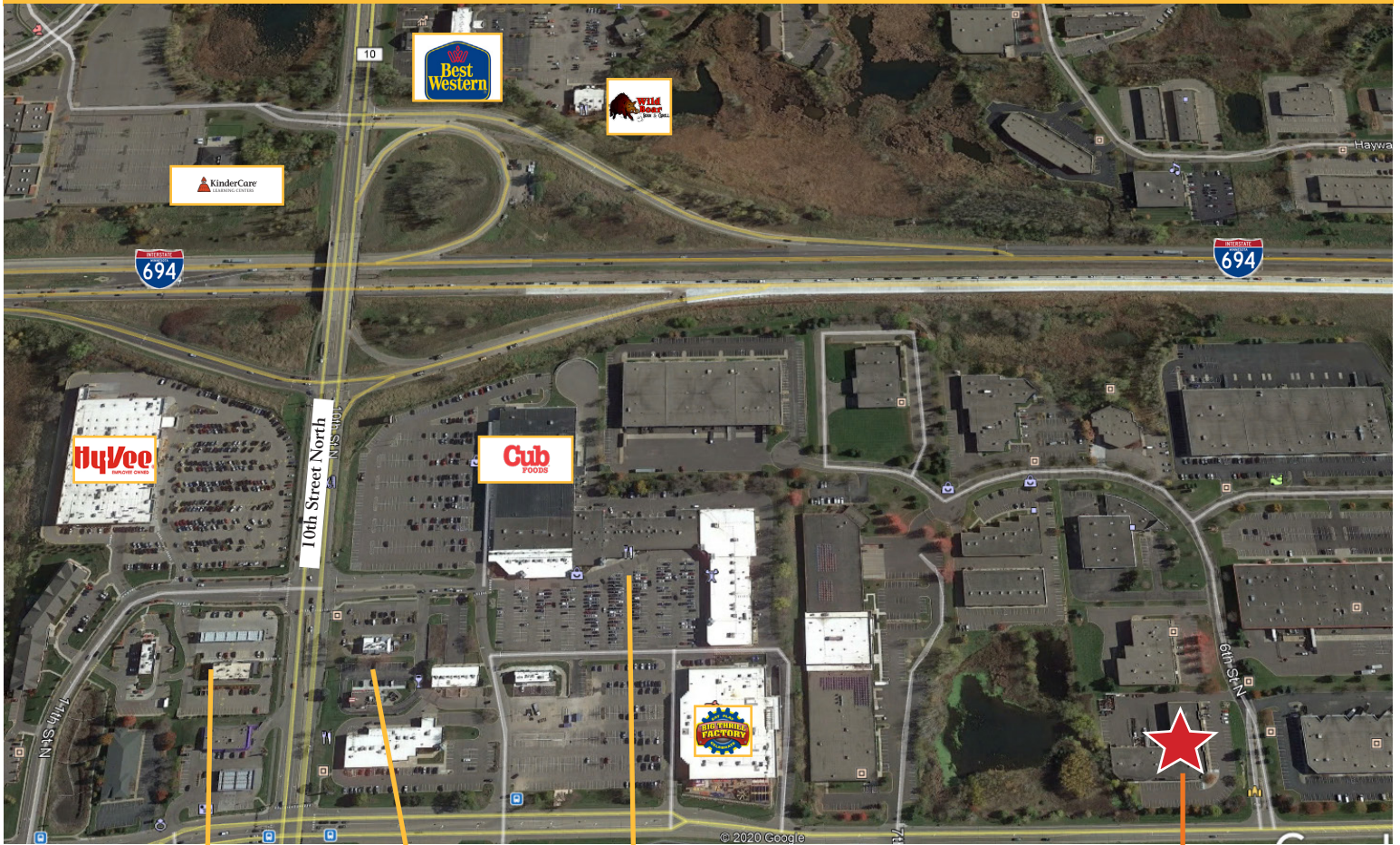
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Full Property Information at:
acornbizcenter.com

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Acorn Business Center



Destinations

Mall of America
 MSP International Airport
 Downtown Minneapolis
 Downtown St. Paul

Drive Time

25 minutes
 21 minutes
 27 minutes
 13 minutes

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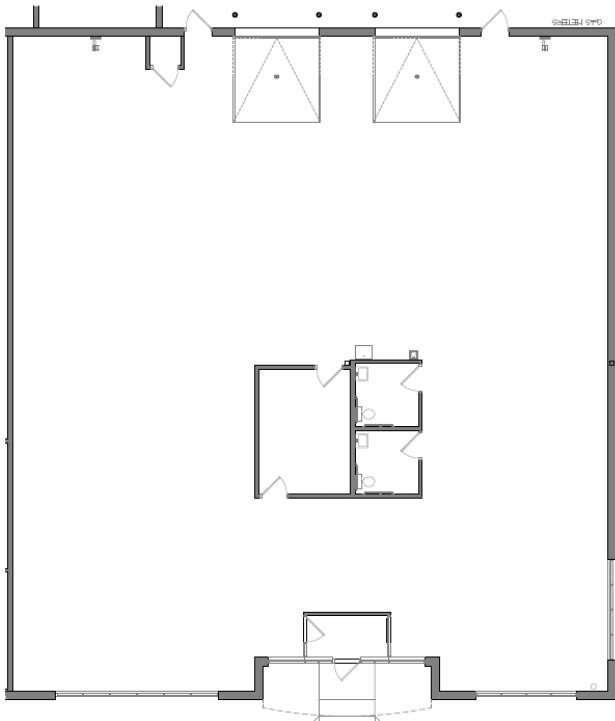
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Suite 7016

- 5,684 SF
- End cap location with large windows on front and side
- 2 drive-in doors with floor drains
- Fully air conditioned
- 2 restrooms
- 1 office space
- Estimated initial monthly gross rent is \$6,980



Information is deemed reliable; however, no warranty or representation is made as to its accuracy or completeness. Property is subject to price change, prior sale or lease, and withdrawal from the market, all without notice.

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