

# *Medical Clinic for 3040 Lyndale Ave S*

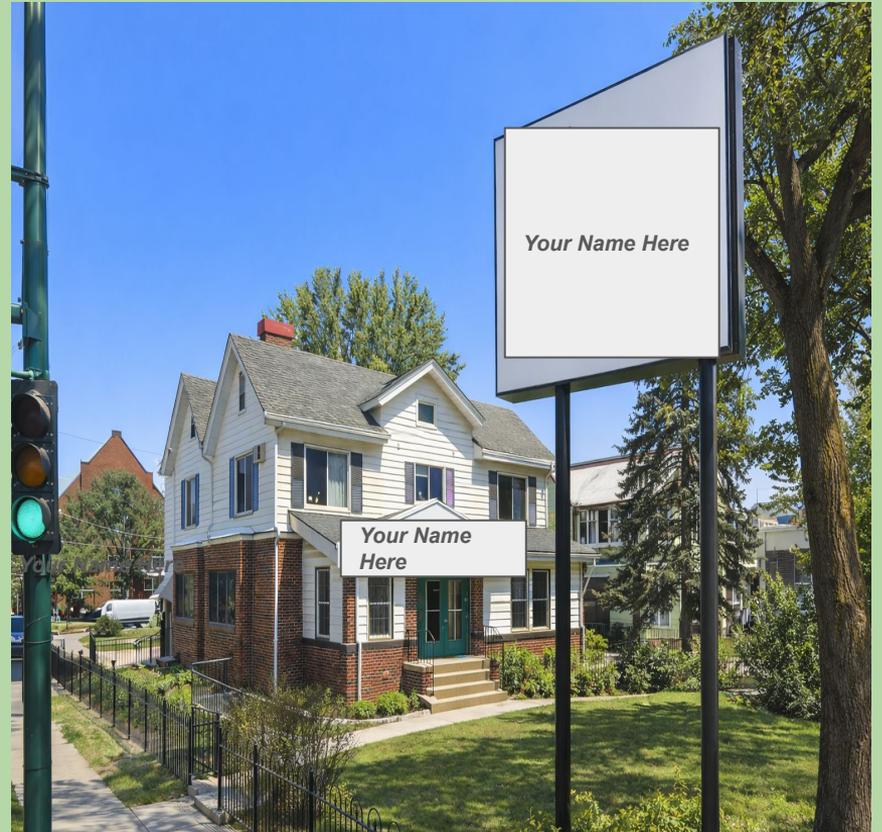
**Brought to you by:**

**Naj Abdu**

**Northstar Real Estate Associates**

**763-352-5505 - [naj.estates1@gmail.com](mailto:naj.estates1@gmail.com)**

# 3040 Lyndale Ave S



# *Reception Check- In/ Front Door*





*Depending on your business concept:*

- Keep it as a co-working space for staff
- Make it a lobby for patients
- Add walls to make it a office for staff or room for patients to be seen

*(Main Floor)*



*(Main Floor)*

*Depending on your business concept:*

- Keep it as a common space/meeting area for staff
- Make it a lobby for patients/Waiting area/ common area
- Add walls to make it a office for staff or room for patients to be seen



There are also 2 executive suites on this floor and a bathroom.

Five executive suites with ample storage closets can be used as staff offices or patient exam rooms. The floor includes a private side entrance with direct access to the third level, along with a private kitchenette and 2 restrooms.





- Keep it as a co-working space for staff
- Make it a lobby for patients
- Add walls to make it a office for staff or room for patients to be seen
- Perfect for a breakroom for staff

*(Main Floor)*

*Basement can be used as storage supplies/  
laundry (if patients will be seen at this location).  
Also comes with a private entrance for easy  
loading and access and its own bathroom.*



# Parking/Site



Including the 3 car garage, property comes with 18 parking spots.

There is also free ample street parking on both lyndale and aldrich street.

