

# 1501-1525 E Highway 13 E

1501-1525 E Highway 13 E, Burnsville, MN 55337



Presented by  
Inspired Spine Properties



**Price: \$7.00 - \$12.00 /SF/YR**

Easy access to Hwy 13

Great Location

On Site Management

Conference room for tenants

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Easy Access to Highway 13.  
Great location near Red Oak Park and Burnsville High School.  
Management is located On Site.  
Conference rooms available for tenant use.

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**Inspired Spine Properties**

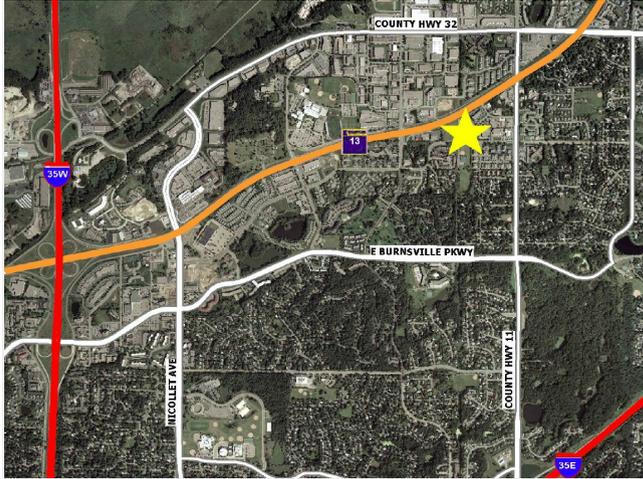
1501 E Highway 13 E, Suite 1509  
Burnsville, MN 55337



# 1501-1525 E Highway 13 E

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Aerial



Building Photo

## Listing spaces

### Unknown Floor Ste 209

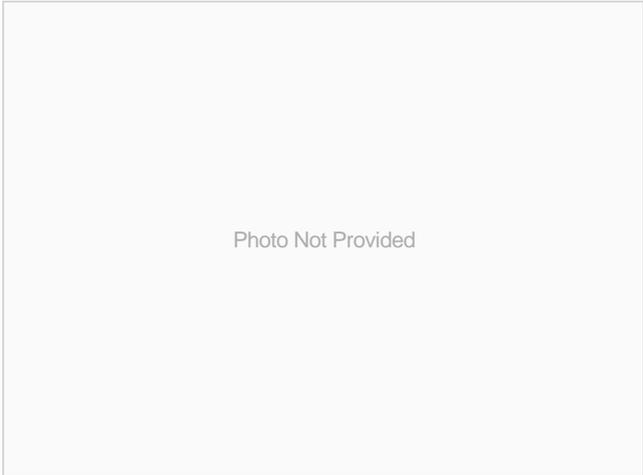
Space Available	1,365 SF
Rental Rate	\$12.00 /SF/YR
Date Available	February 17, 2026
Service Type	Triple Net (NNN)
Space Type	New
Space Use	Office
Lease Term	Negotiable

### 1st Floor Ste 120/130

Space Available	2,015 SF
Rental Rate	\$12.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Standard Office
Space Type	New
Space Use	Office
Lease Term	1 - 10 Years

Office Space for Lease – 2,015 sq ft with Attached Garage Discover a versatile and well-maintained office space spanning 2,015 sq ft, complete with an attached garage, ideal for a variety of business needs. This unit offers dual access points from both the north and south sides of the property, providing convenience for employees and clients alike. Located with easy access to Highway 13 East, this property ensures seamless connectivity and commute options. The space features hardwood flooring and has been freshly painted, offering a clean, modern, and professional atmosphere. Enjoy access to shared amenities including a common area kitchen, restrooms, and a conference room—perfect for team meetings or client presentations. The property also benefits from on-site property management, ensuring prompt support and smooth daily operations. Whether you're expanding your current operation or establishing a new office, this flexible space is ready to support your success.

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### Listing spaces

#### 1st Floor Ste 1500

Space Available	5,310 SF
Rental Rate	\$7.00 /SF/YR
Date Available	February 17, 2026
Service Type	Triple Net (NNN)
Space Type	New
Space Use	Industrial
Lease Term	Negotiable

Unit 1500 is a versatile first-floor space offering a unique combination of office and warehouse functionality. Featuring its own private entrance, this unit includes three private offices at the front, with the majority of the space dedicated to open warehouse use. The warehouse area is equipped with a dock, providing convenient loading and unloading access. This flexible layout is well suited for businesses that require both administrative and storage or operational space, including gyms, distribution-based businesses, or service-oriented operations looking for a warehouse-plus-office setup. A practical and adaptable space with excellent accessibility.

#### 1st Floor Ste 1502

Space Available	1,523 SF
Rental Rate	\$12.00 /SF/YR
Date Available	Now
Service Type	Triple Net (NNN)
Built Out As	Standard Office
Space Type	New
Space Use	Office
Lease Term	1 - 10 Years

Recently renovated office space.

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## Location

