

Sublease Opportunity



Penn James Commerce Center

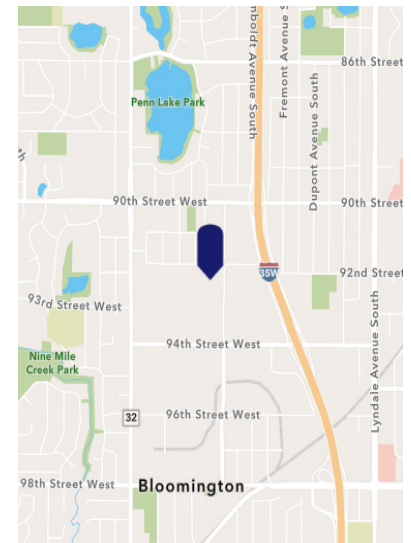
9208 James Avenue South
Bloomington, MN

Space Profile:

RSF	10,923 SF
SF Breakdown	Office: 869 SF Warehouse: 10,054 SF
Rental Rate	Negotiable
Est. Tax & Ops	\$3.96 / SF/ Year
Availability	Immediately
Term	Thru 3/31/2028
Building Class	C
Built	1975
Parking	5.86 / 1,000 SF

Features:

- Well-maintained warehouse space
- Space offers 20' clear height with 2 dock doors
- Racking available



Contact:



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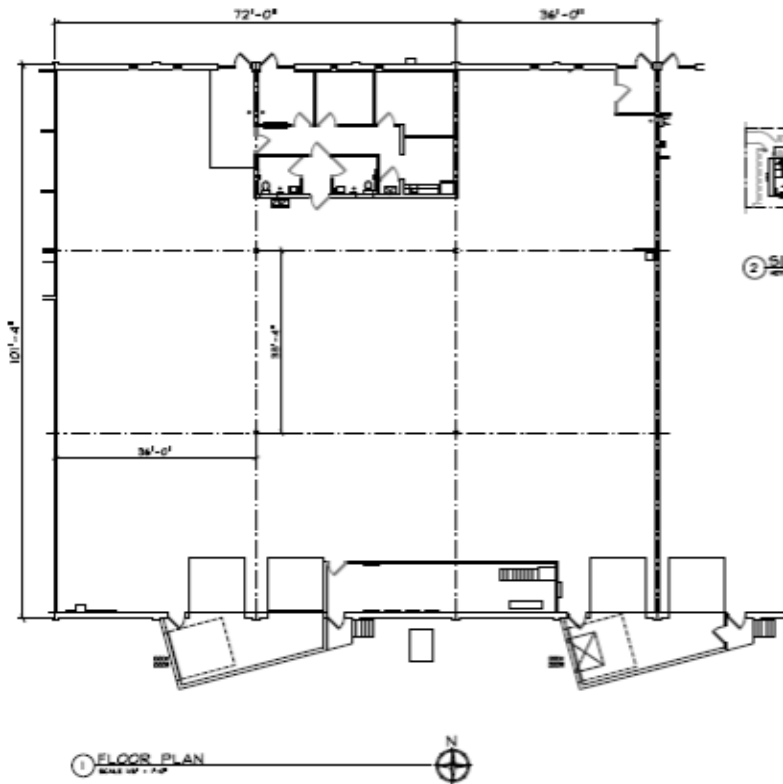


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10,923 RSF | Office: 869 SF | Warehouse: 10,054 SF



BUILDING DATA	
TOTAL BUILDING AREA	47,644 SF
TOTAL PARKING	97
TYPICAL STRUCTURAL BAY	36' x 33'-4"
CLEAR HEIGHT	20'
TENANT DOCK DOORS	2
TENANT DRIVE IN DOORS	0
GROUND FLOOR OFFICE AREA	869 SF
GROUND FLOOR WAREHOUSE AREA	10,054 SF
TOTAL TENANT AREA	10,923 SF

For More Information

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