

FOR LEASE

300 Snelling Avenue S • St. Paul



AVAILABLE IMMEDIATELY! PLUG + PLAY RETAIL LOCATION!

CONTACT BROKER FOR INFORMATION & TOUR

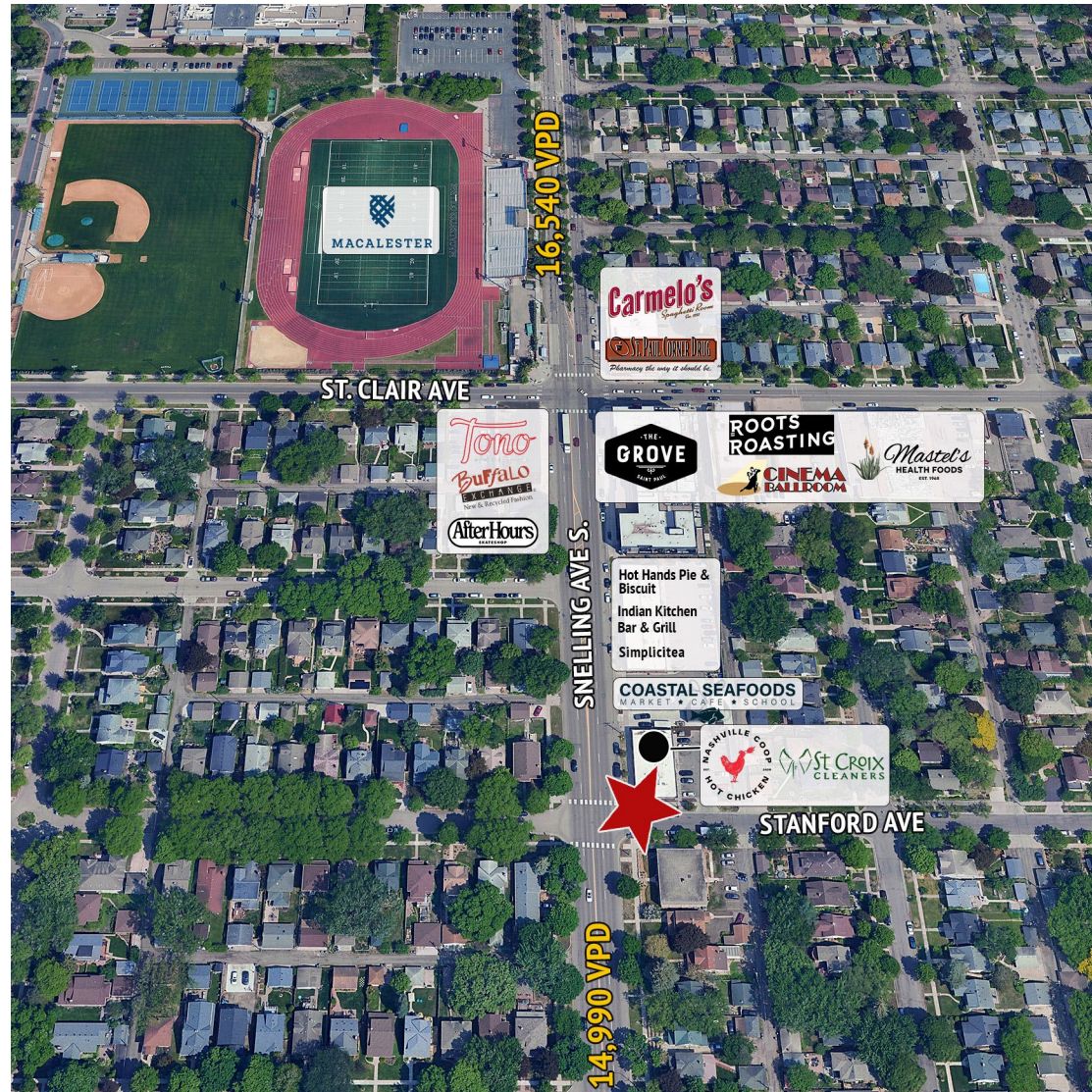
Ted LaFave • 612.875.3858 • tlafave@grandrea.com • www.grandrea.com

GRAND
REAL ESTATE ADVISORS

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High-visibility location on a proven retail corridor

- 1,999 SF
- Negotiable Rent
- \$16.50 – 2026 Tax/Ops
- Walk-up Window
- 14 Parking Stalls in Rear Lot and Off-Street Parking along Snelling and Sanford
- 2 ADA Restrooms in Place
- Steps Away from Macalester College Campus (2,200 Enrolled Students)
- High Quality Finishes
- Former Starbuck's Space
- Strong Daily Traffic Counts and Consistent Customer Flow
- Surrounded by Dense Residential Neighborhoods
- Excellent Transit Access and Regional Connectivity

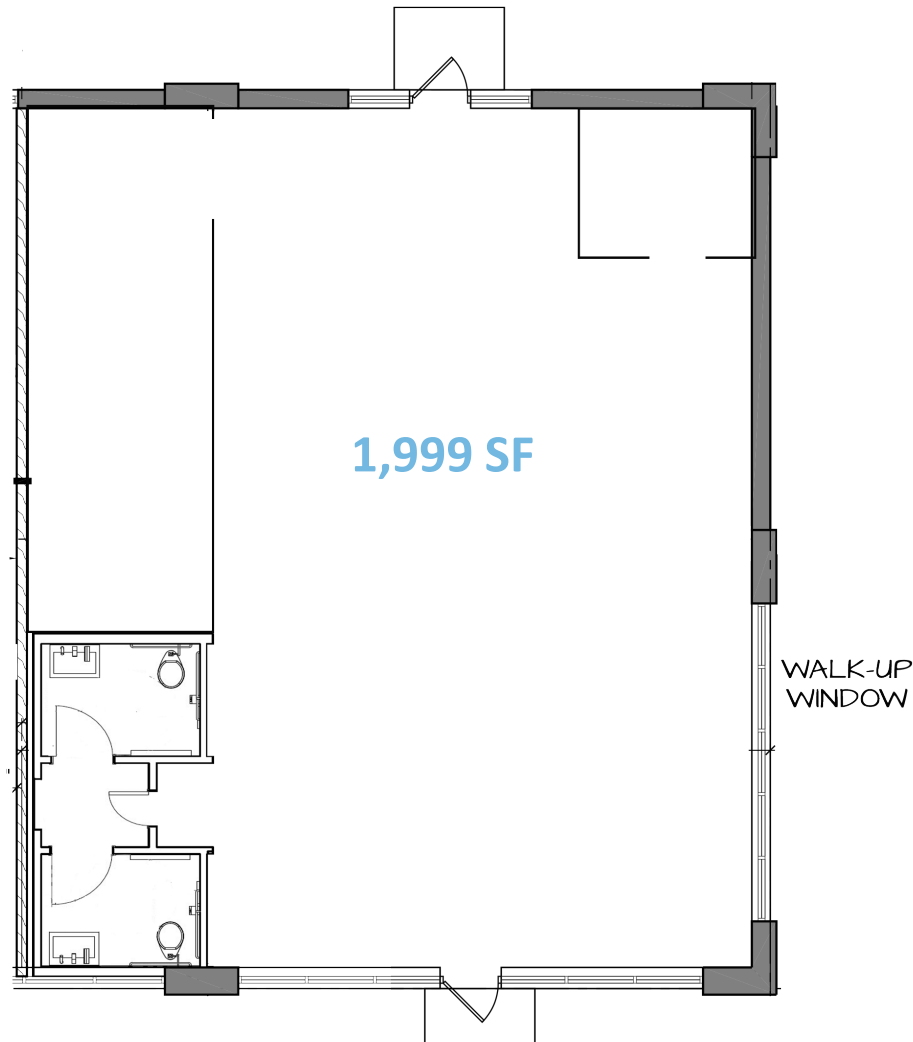


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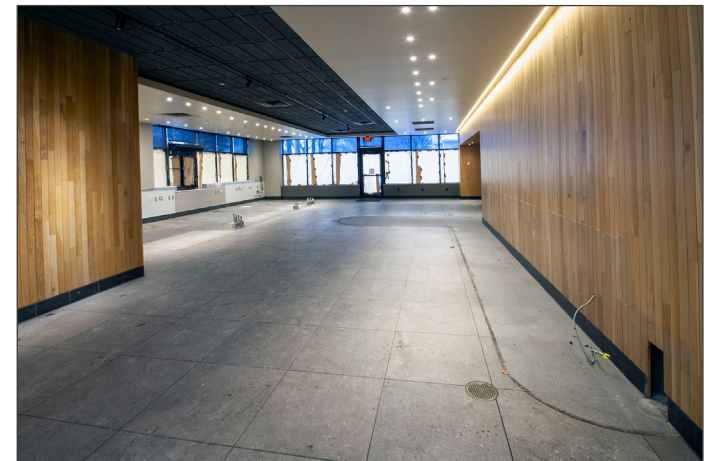
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Snelling Avenue

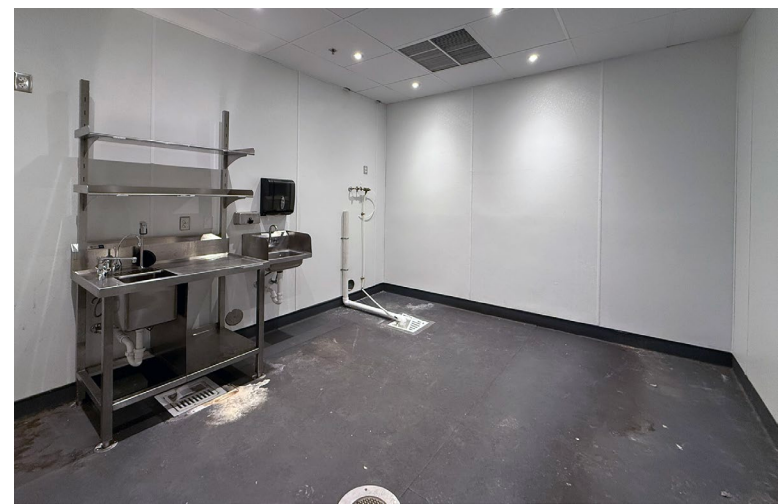
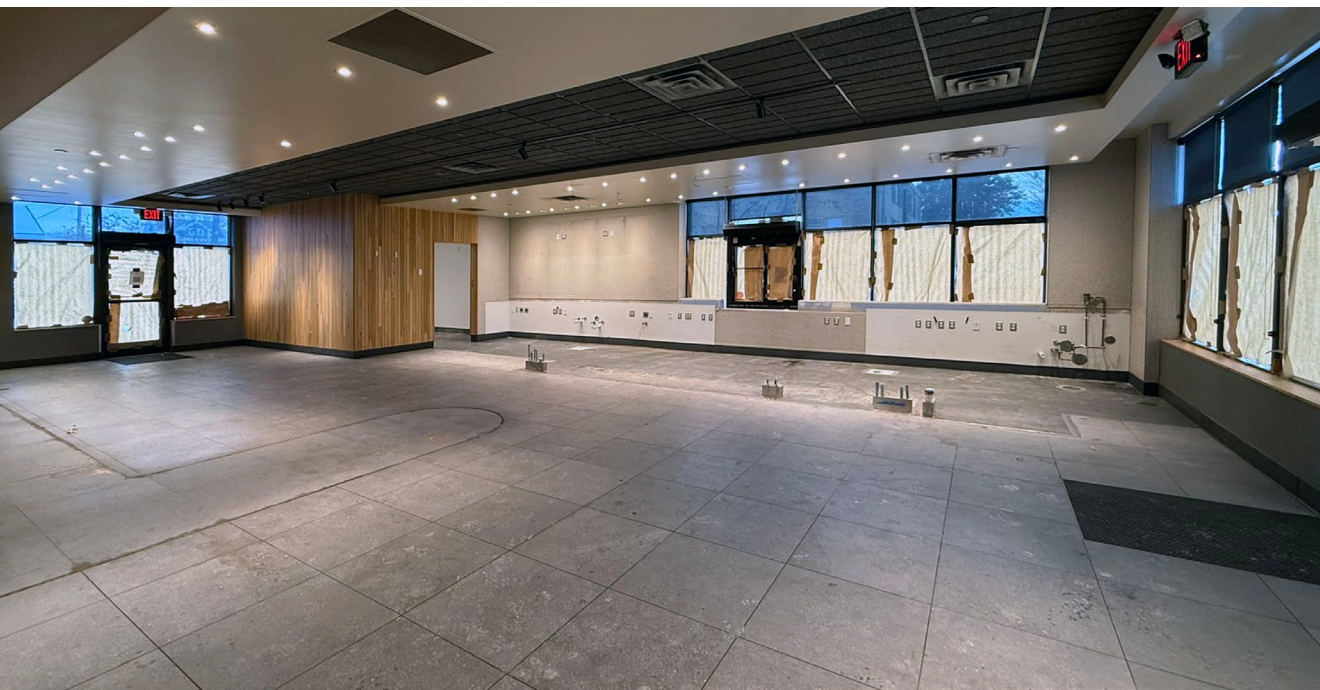


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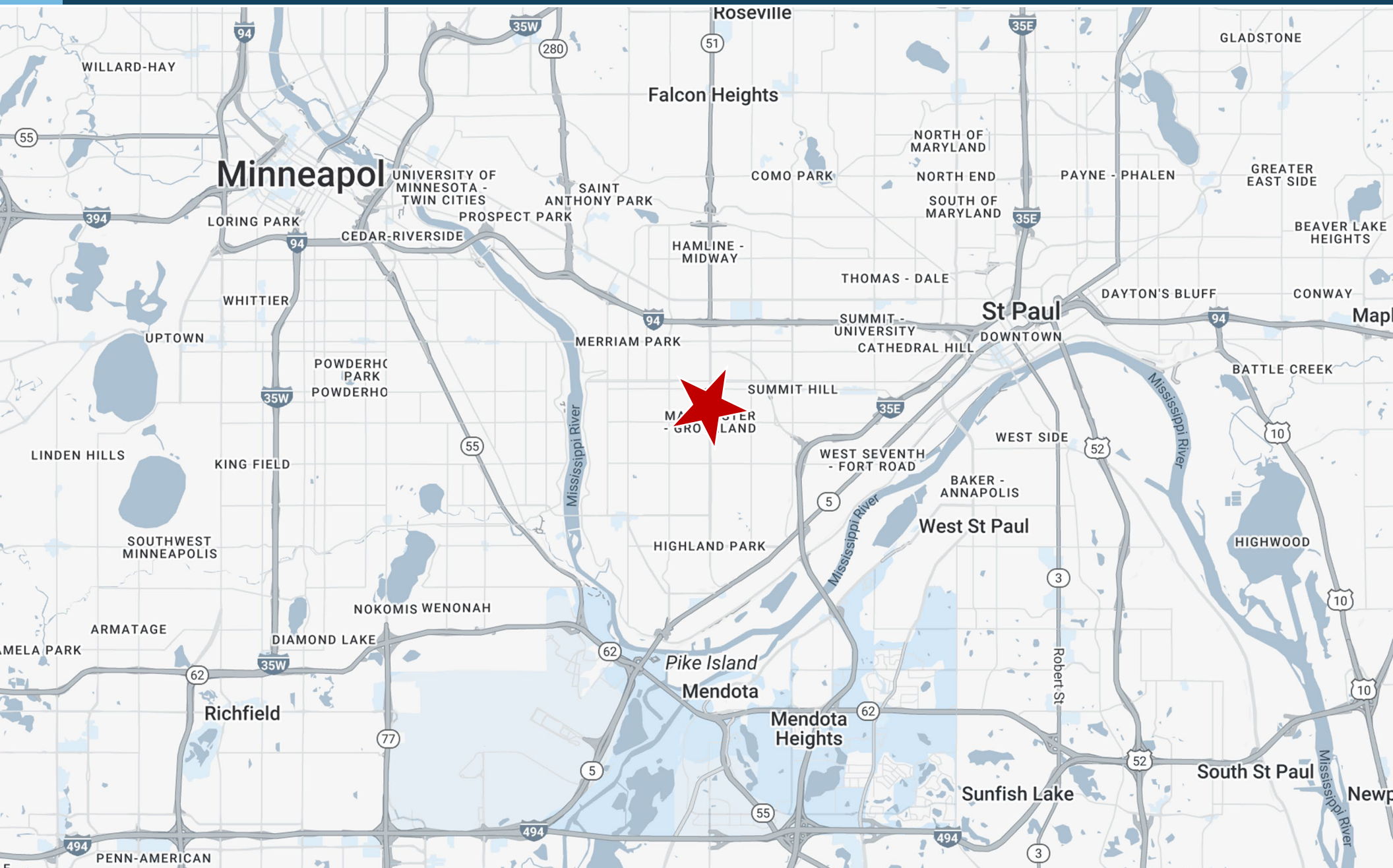
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