



For Sale

Price: Negotiable

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2939 Enterprise Ave Hastings, MN 55033

Industrial Building For Sale

Located 30 minutes from Minneapolis/St. Paul, this 22,000 square foot office/warehouse building is available for sale.

Building Amenities

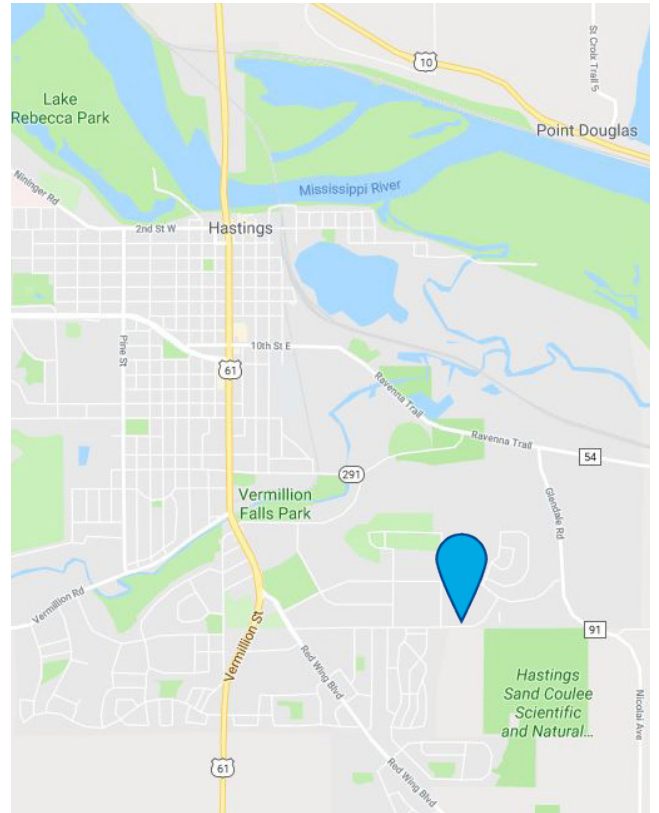
- Built in 2007
- 22,000 total square feet
- Dock & drive-in loading
- 6" reinforced concrete floor
- 22' - 24'7" clear height

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Accelerating success.

Property Overview

Property Address:	2939 Enterprise Ave, Hastings, MN
Building Size:	4,616 SF office <u>19,966 SF warehouse</u> 22,000 SF total
Available:	Suite A & B: 4,000 SF office <u>12,960 SF warehouse</u> 16,960 SF total *In-place Tenant leasing Suite C
Loading: (Entire Building)	Three (3) 14'x14' drive-in doors Three (3) dock doors *Docks are equipped with bumpers and seals. Two are equipped with levelers.
Clear Height:	22' - 24'7"
Sale Price:	Negotiable
PID:	19-32006-02-060
Power:	480Y/277 Volts 800 amps 3-phase, 4W
Lot Size:	2.39 acres
Year Built:	2007
Zoning:	I-1 Industrial Park
Floor:	6" reinforced concrete floor
2024 Real Estate Taxes:	\$37,318



Property Drawings

Floor Plan

LEASED

SUITE C:

- 5,040 SF total
- 616 SF office
- 4,424 SF whse
- One (1) 14'x14' drive-in door
- One (1) dock door
- * Ability to terminate if building is purchased

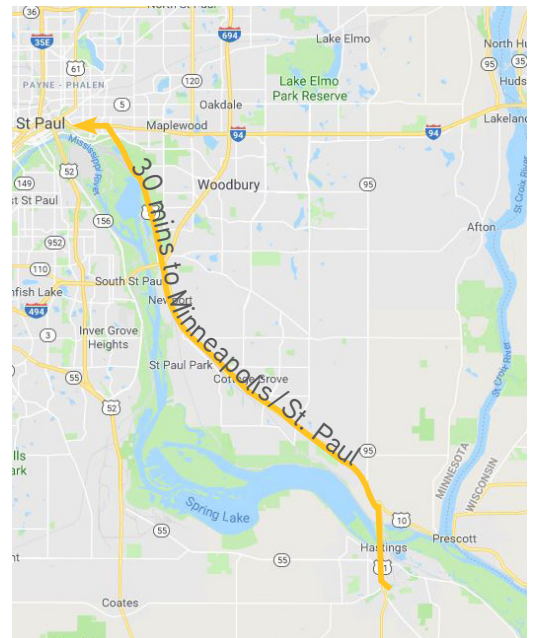
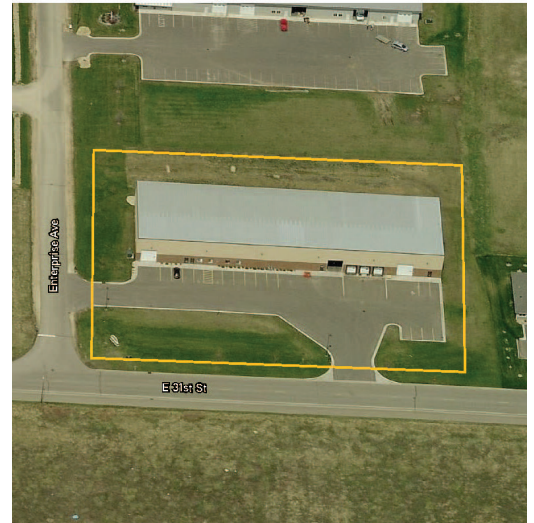
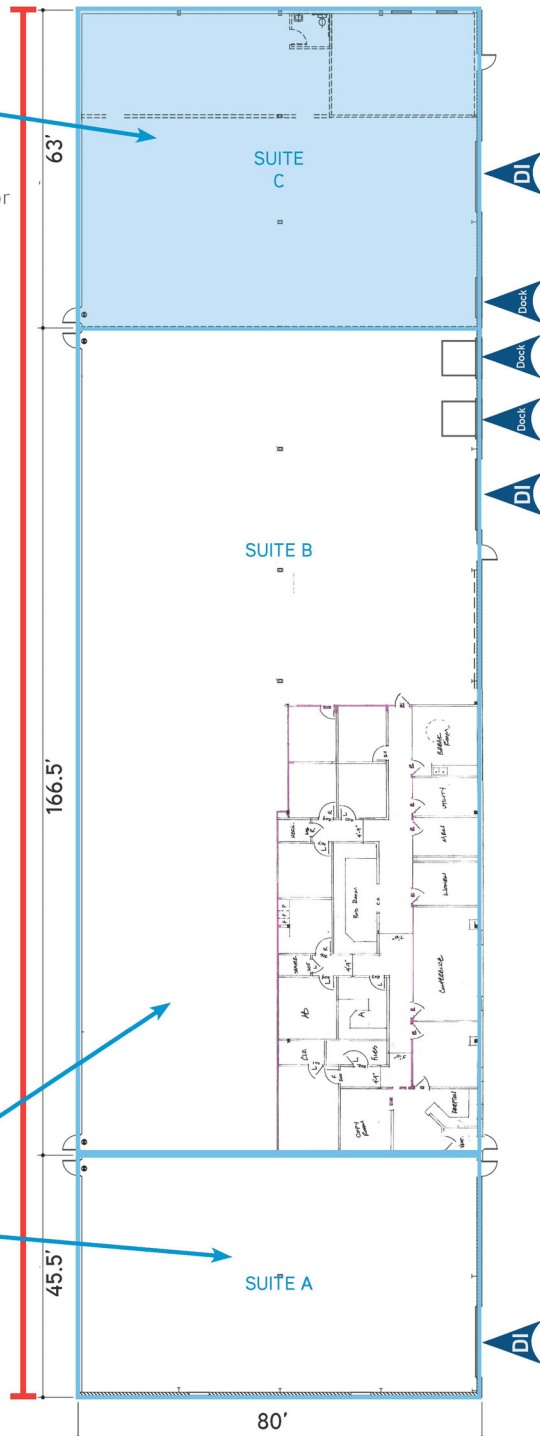
ENTIRE BUILDING AVAILABLE:

- 22,000 SF total
- 4,616 SF office
- 17,384 SF warehouse
- Three (3) 14'x14' drive-ins
- Three (3) dock doors

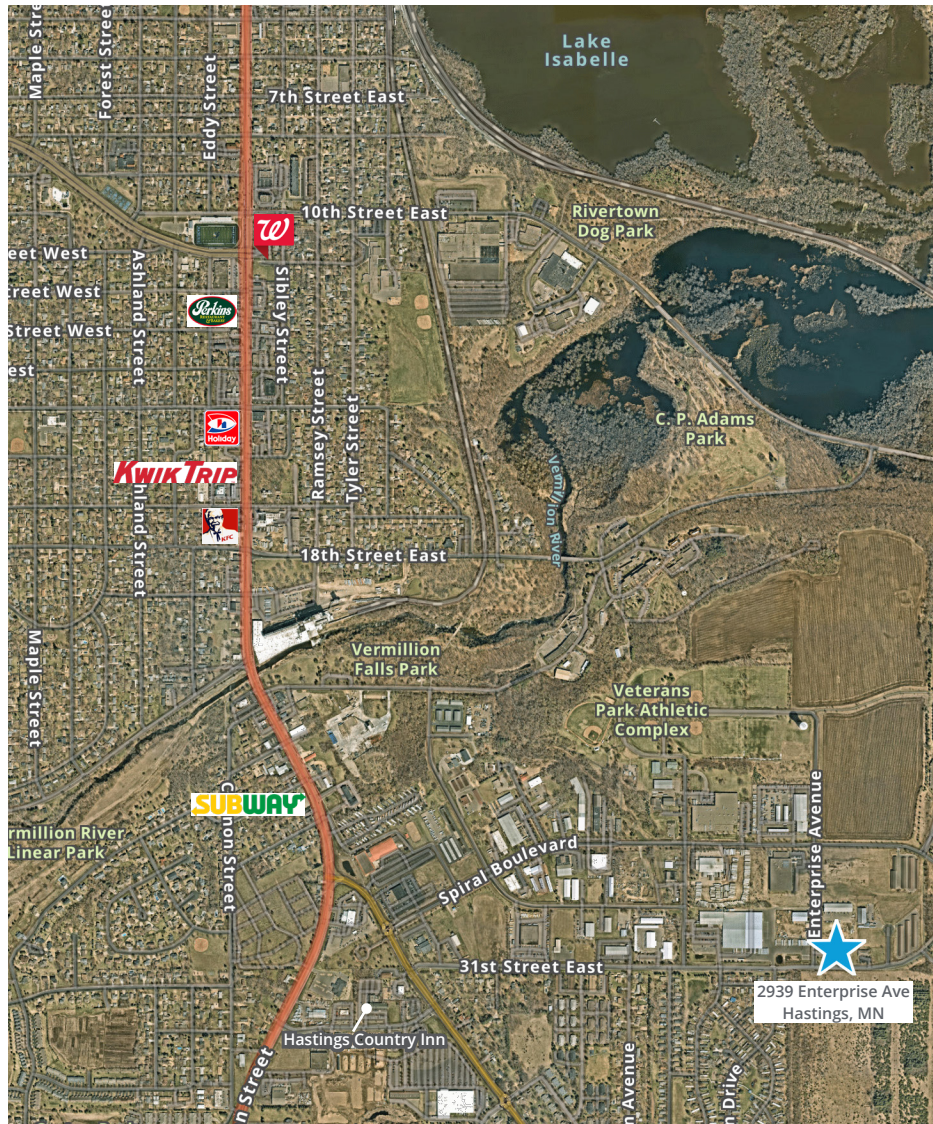
AVAILABLE

SUITE A & B:

- 16,960 SF total
- 4,000 SF office
- 12,960 SF warehouse
- Two (2) drive-in doors
- Two (2) dock doors



Area Map



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