

For Sublease | Office/Warehouse

CBRE

Southtech Plaza II

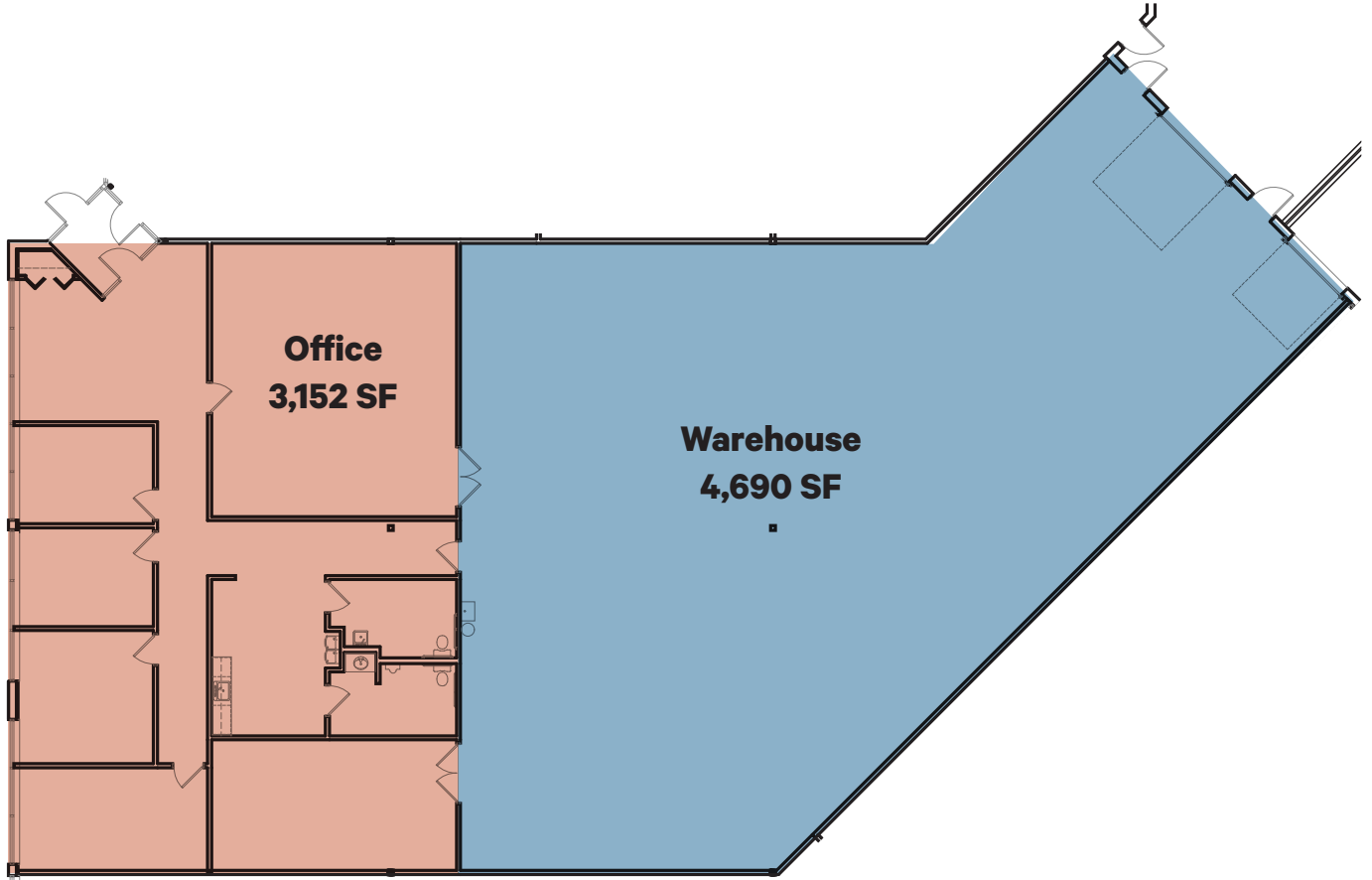
9555 James Ave S | Bloomington, MN 55431



Contact Us

Jeff Przytarski
Senior Vice President
+1 952 924 4895
jeff.przytarski@cbre.com

Sam Manke
Senior Associate
+1 763 398 9047
sam.manke@cbre.com



Property Overview

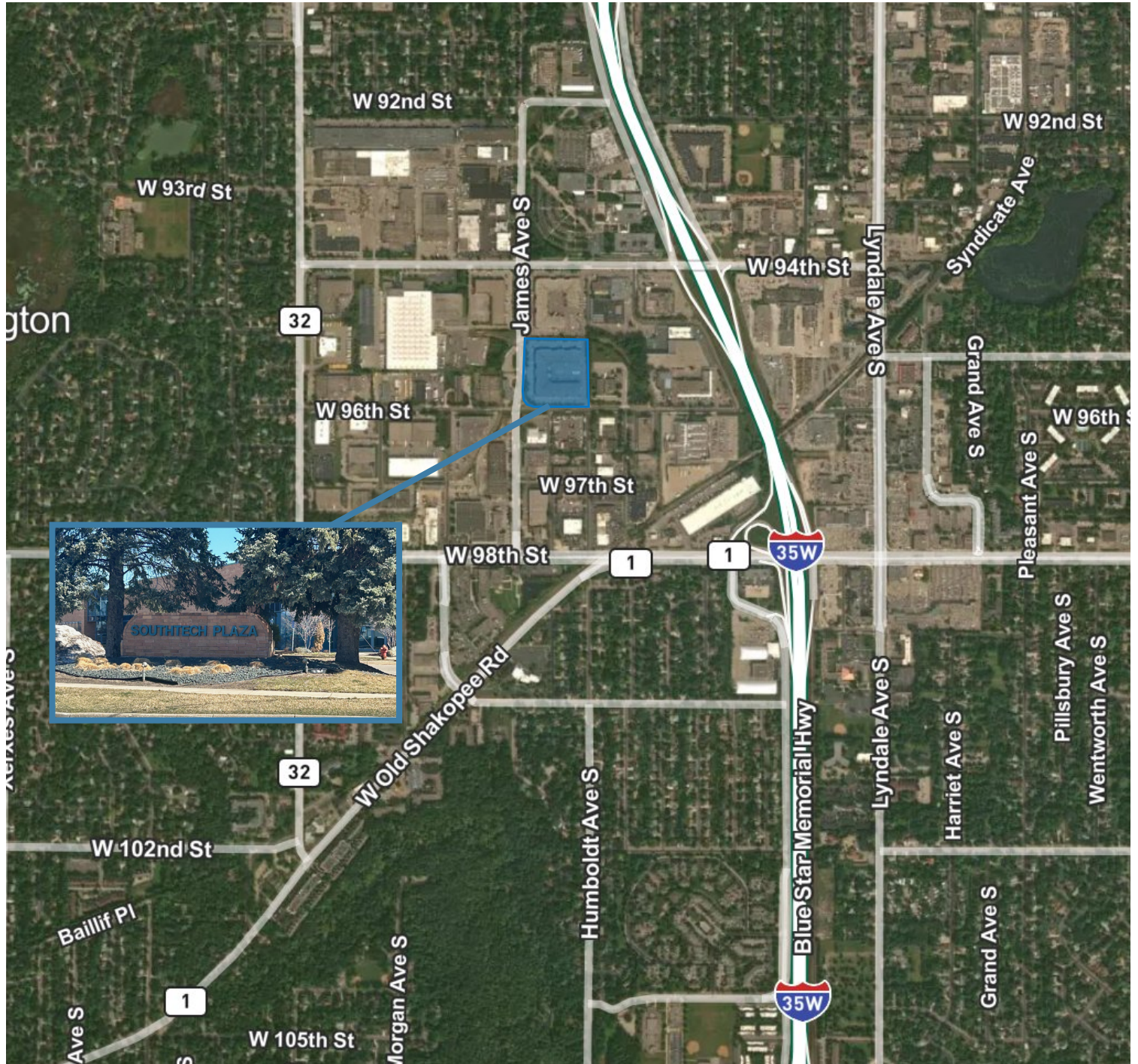
- + **Total Building:** 114,631 SF
- + **Total Available:** 7,842 SF
- + **Suite 220**
- + Office: 3,152 SF
- + Whse: 4,690 SF
- + Loading: 1 Dock | 1 Drive-in
- + **Fully air conditioned space**
- + **Year Built:** 1987
- + **Clear Height:** 16'
- + **Parking Ratio:** Ample
- + **Term Through:** 2/28/2029
- + **Lease Rates:** Negotiable
- + **Est. 2024 Tax/CAM:** \$6.25 PSF



Southtech Plaza II

9555 James Ave S | Bloomington, MN

For Sublease | Office/Warehouse



Contact Us

Jeff Przytarski
Senior Vice President
+1 952 924 4895
jeff.przytarski@cbre.com

Sam Manke
Senior Associate
+1 763 398 9047
sam.manke@cbre.com

© 2024 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.