

45,000 SF SCHOOL AVAILABLE FOR LEASE OR SALE



260 EDMUND AVE

SAINT PAUL, MN 55103

SCHOOL FOR LEASE OR SALE

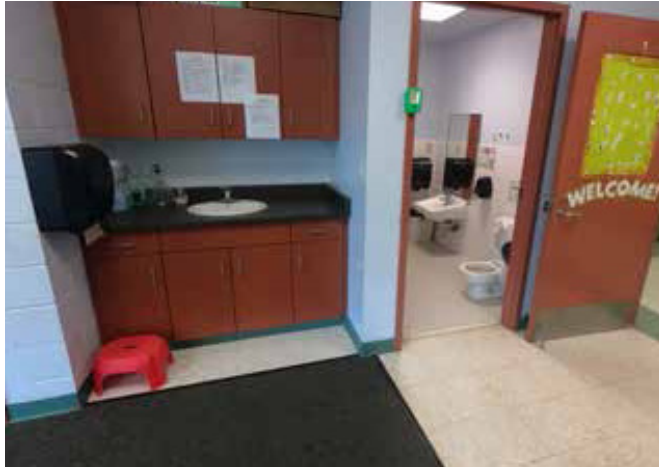
PROPERTY FEATURES

- Education space available for lease or sale
- Available for immediate occupancy
- Move in ready for educational use
- Lease Rate: Negotiable
- Sale Price: Negotiable
- 3 floors, 14 classrooms, elevator, gym/cafateria, library, computer lab, kitchen, offices, and playground
- Dedicated parking lot during the week

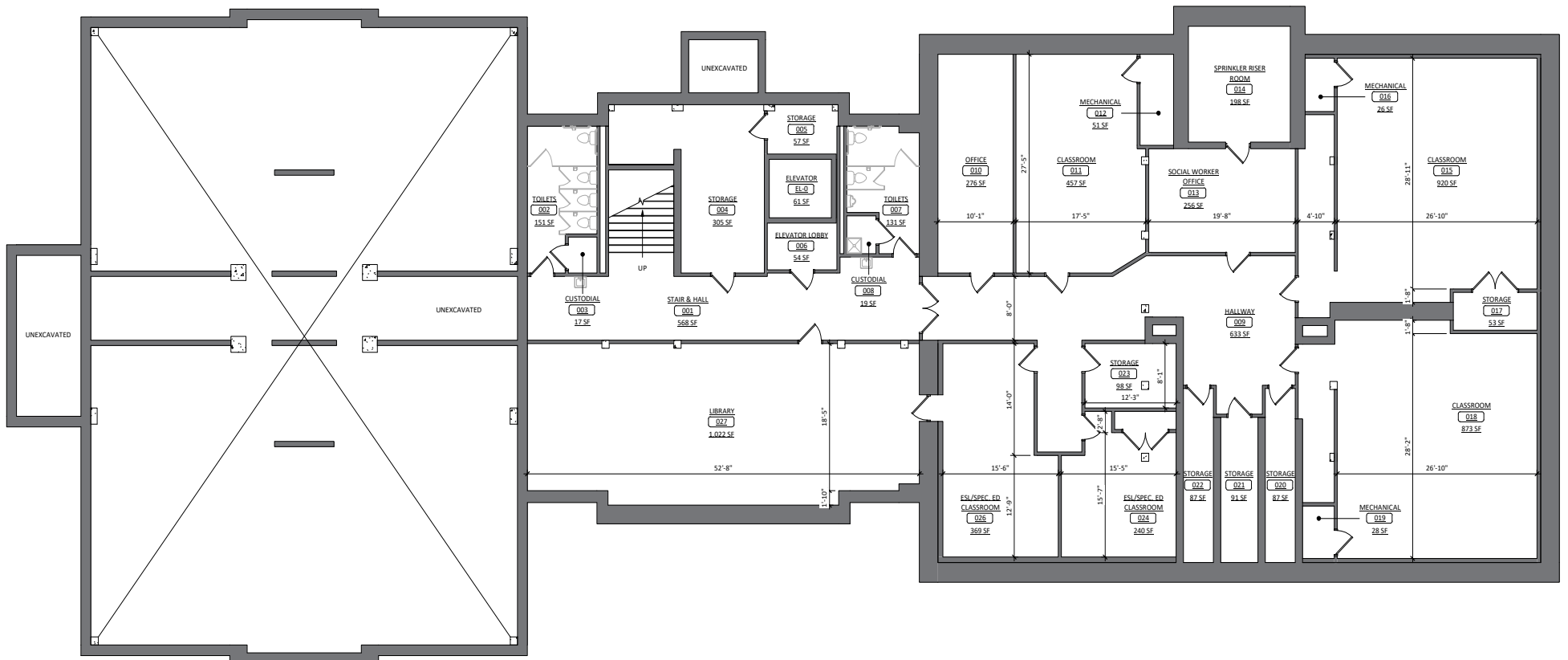


PROPERTY PHOTOS

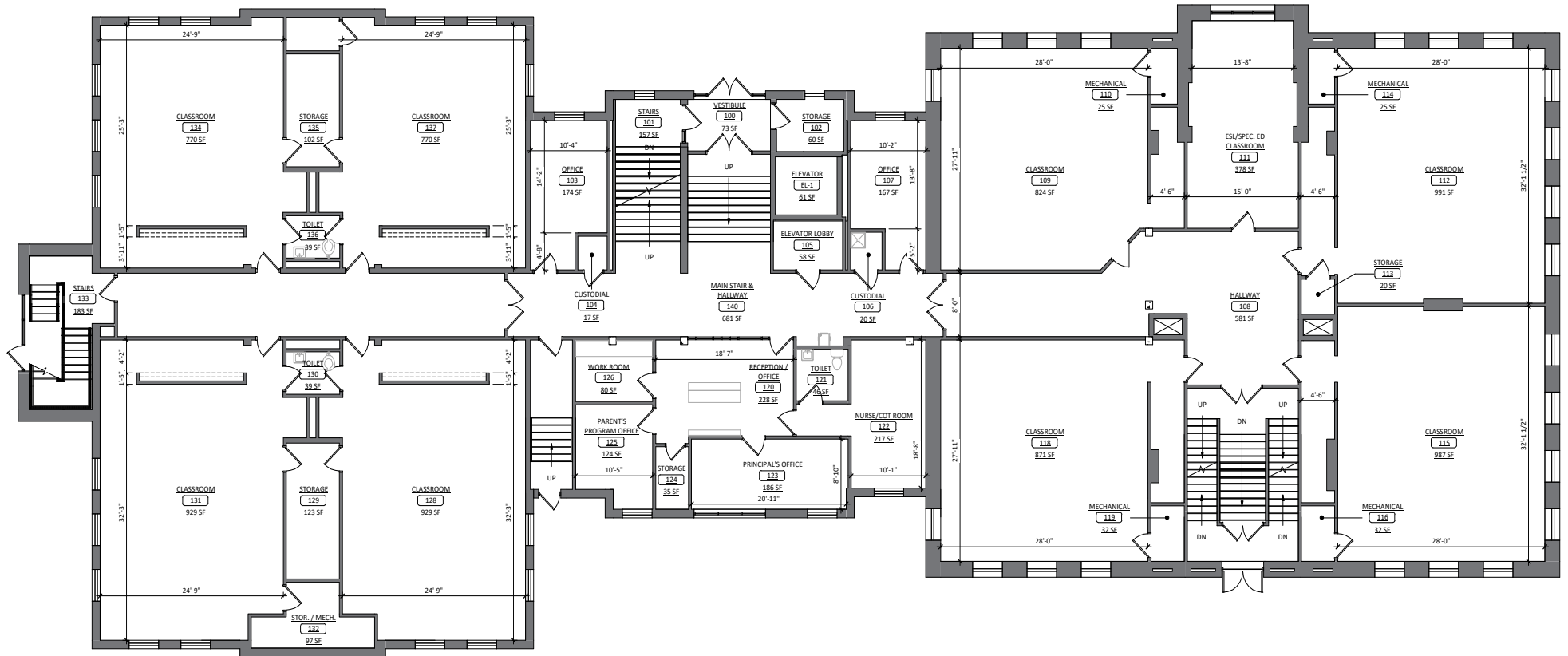
260 EDMUND AVE



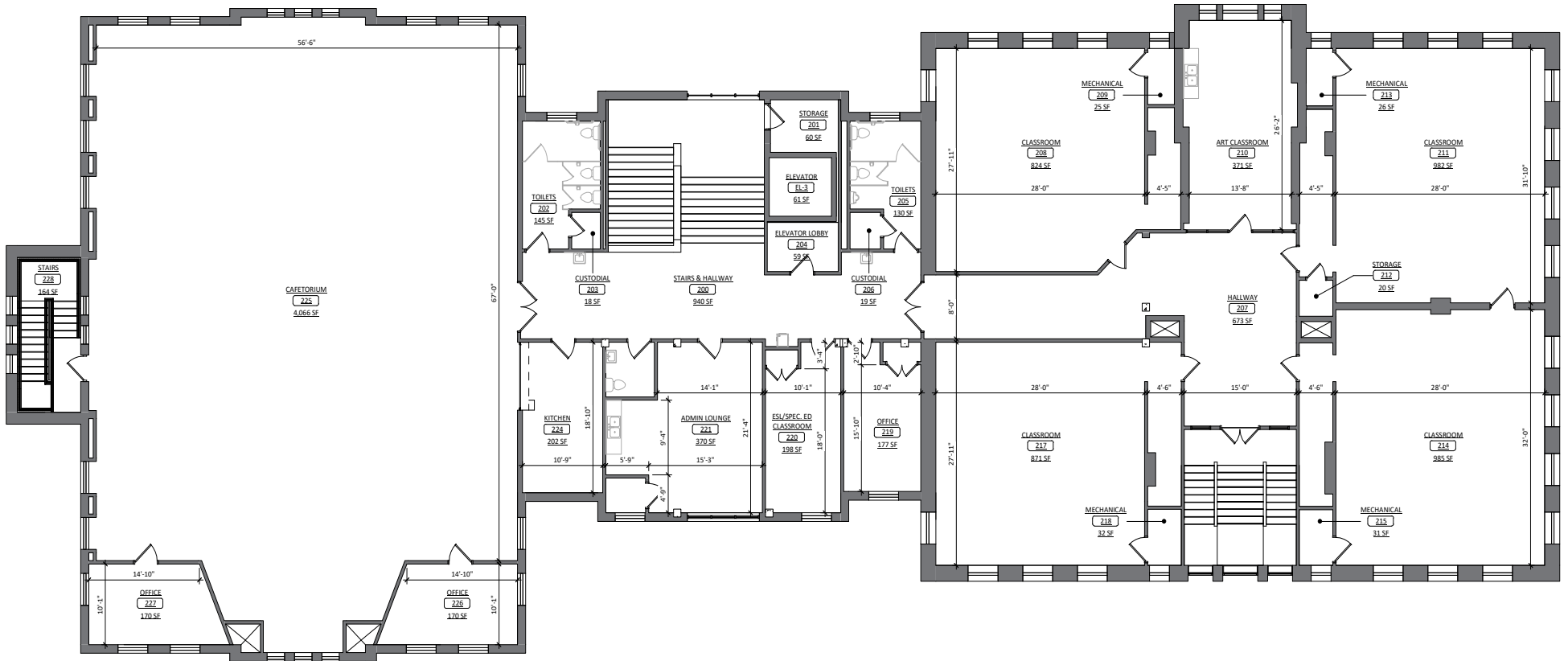
LOWER LEVEL FLOOR PLAN



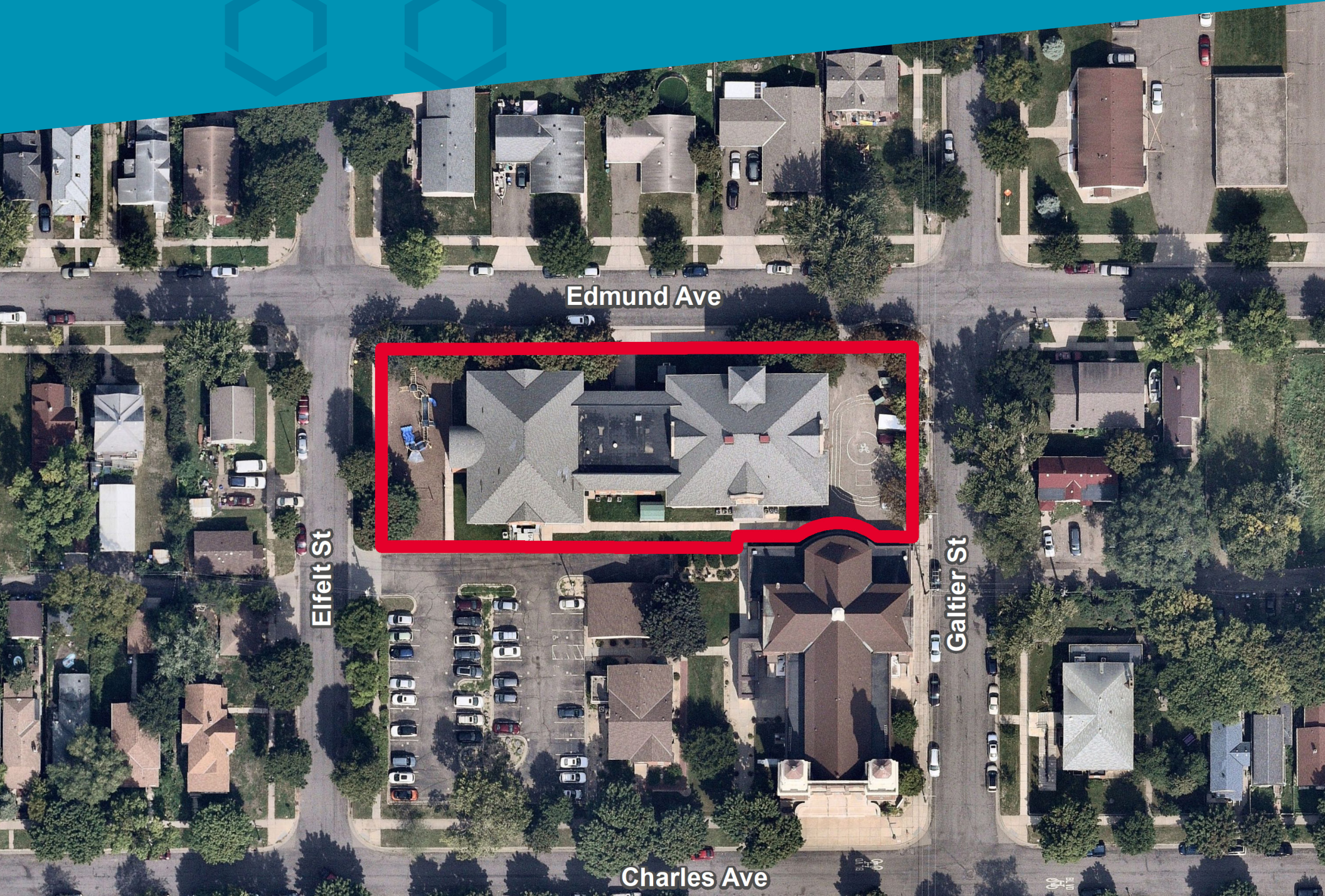
MAIN LEVEL FLOOR PLAN



UPPER LEVEL FLOOR PLAN



LOCATION



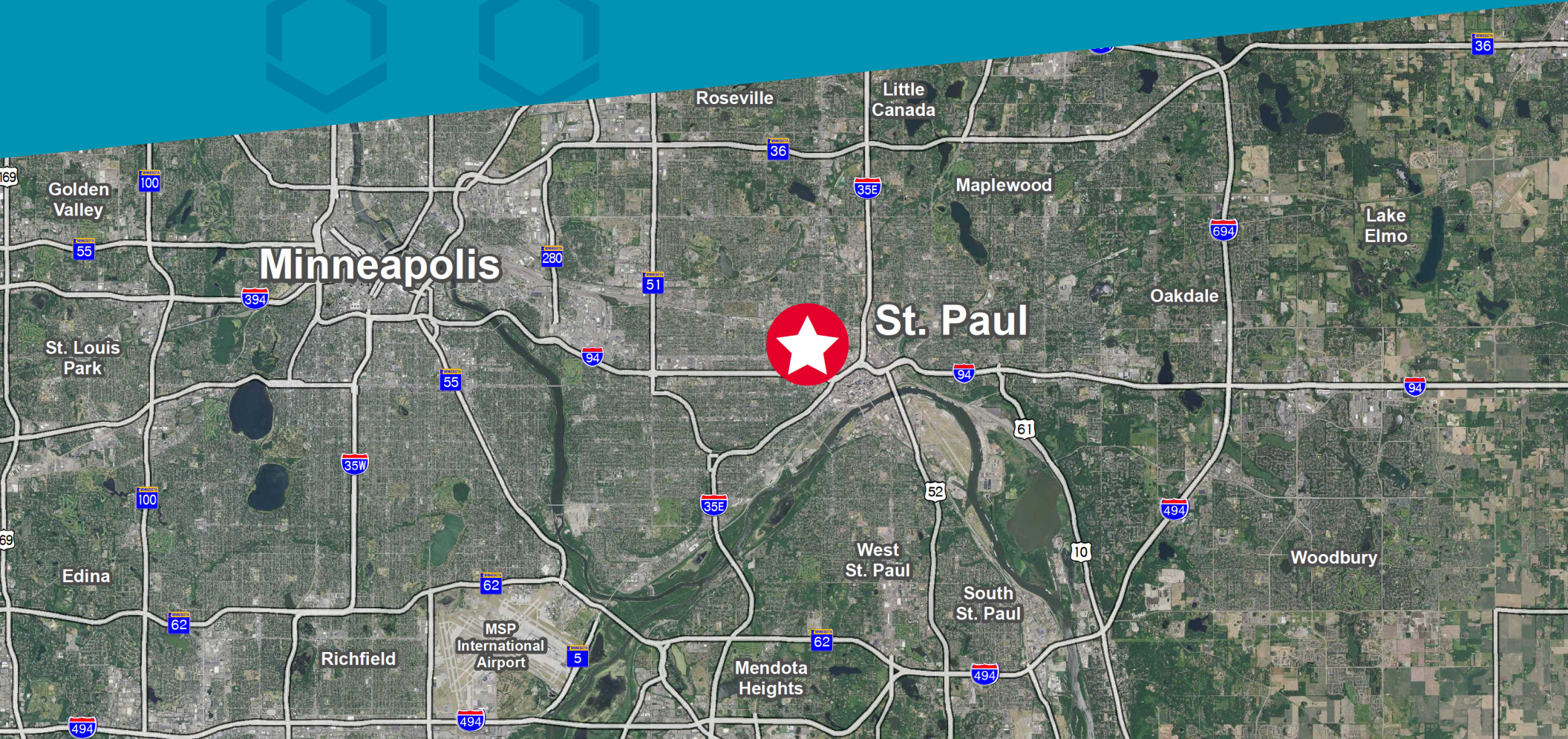
Edmund Ave

Elfelt St

Galtier St

Charles Ave

LOCATION



DEMOGRAPHICS



186,660
POPULATION
Within 3 Miles

384,420
POPULATION
Within 5 Miles



\$88,124
AVG. INCOME
Within 3 Miles

\$97,625
AVG. INCOME
Within 5 Miles



73,436
TOTAL HOUSEHOLDS
Within 3 Miles

151,801
TOTAL HOUSEHOLDS
Within 5 Miles



33.3
MEDIAN AGE
Within 3 Miles

35.0
MEDIAN AGE
Within 5 Miles



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