



Edgewood Office Condos

5360 EDGEWOOD DRIVE, MOUNDS VIEW, MN 55112

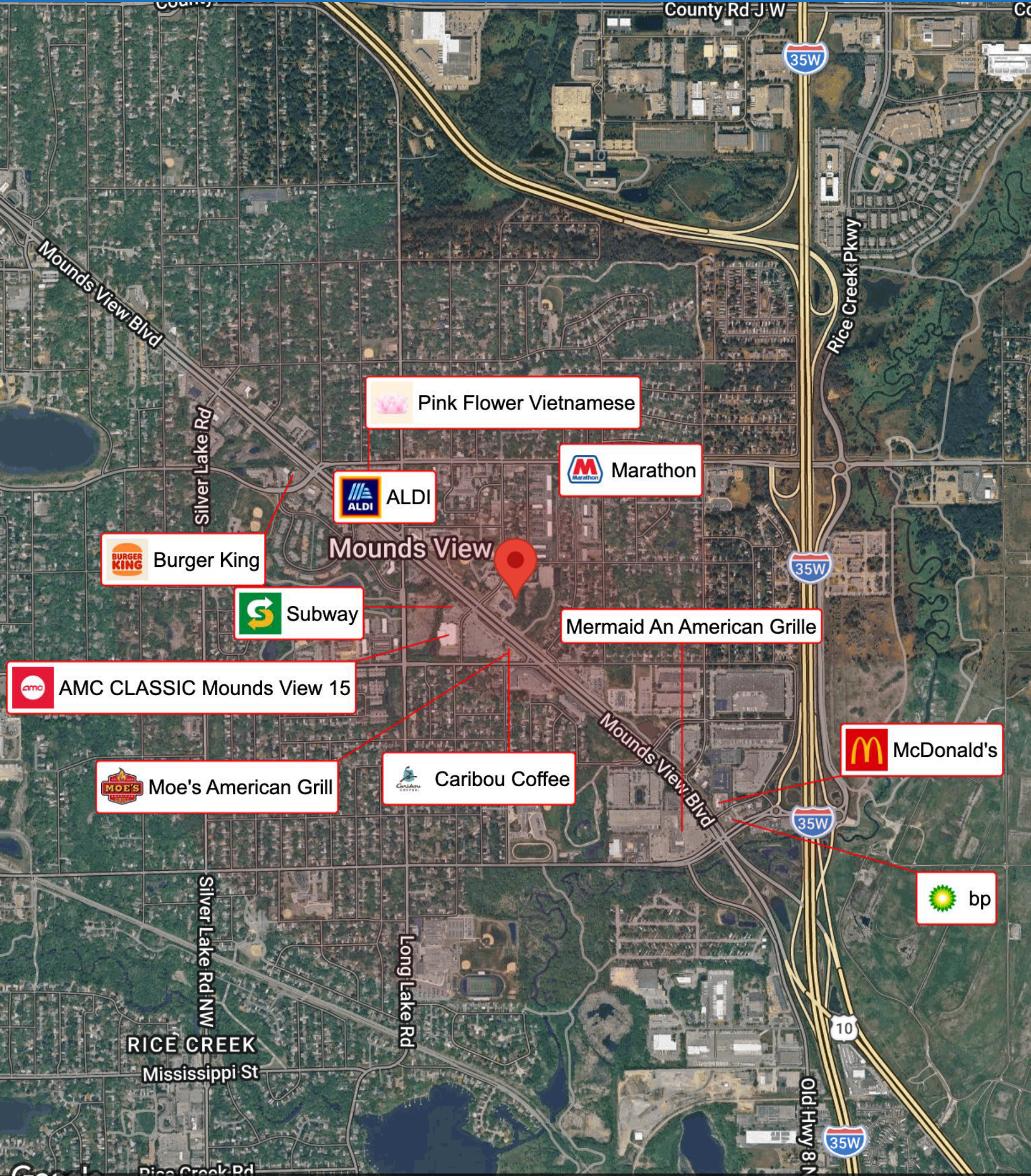
- 1,550 SF AVAILABLE
- PROMINENT MAIN FLOOR SUITE
- IDEAL FOR PROFESSIONAL OFFICE, MEDICAL, OR SERVICE
- ILLUMINATED MONUMENT SIGNAGE AVAILABLE
- ATTRACTIVE ENTRANCE AND SPECTACULAR AESTHETIC APPEAL
- OFFICE NET RENT: \$14.50
- 2026 ESTIMATED OPERATING EXPENSE: \$9.05 (EXCLUDES: GAS, ELECTRIC, AND CLEANING OF THE PREMISES)
- AREA AMENITIES INCLUDE: NUMEROUS RETAIL STORES, RESTAURANTS, AN AMC MOVIE THEATER, AND GAS STATIONS

CONTACT:

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(651) 341-5044

BUSINESS MAP

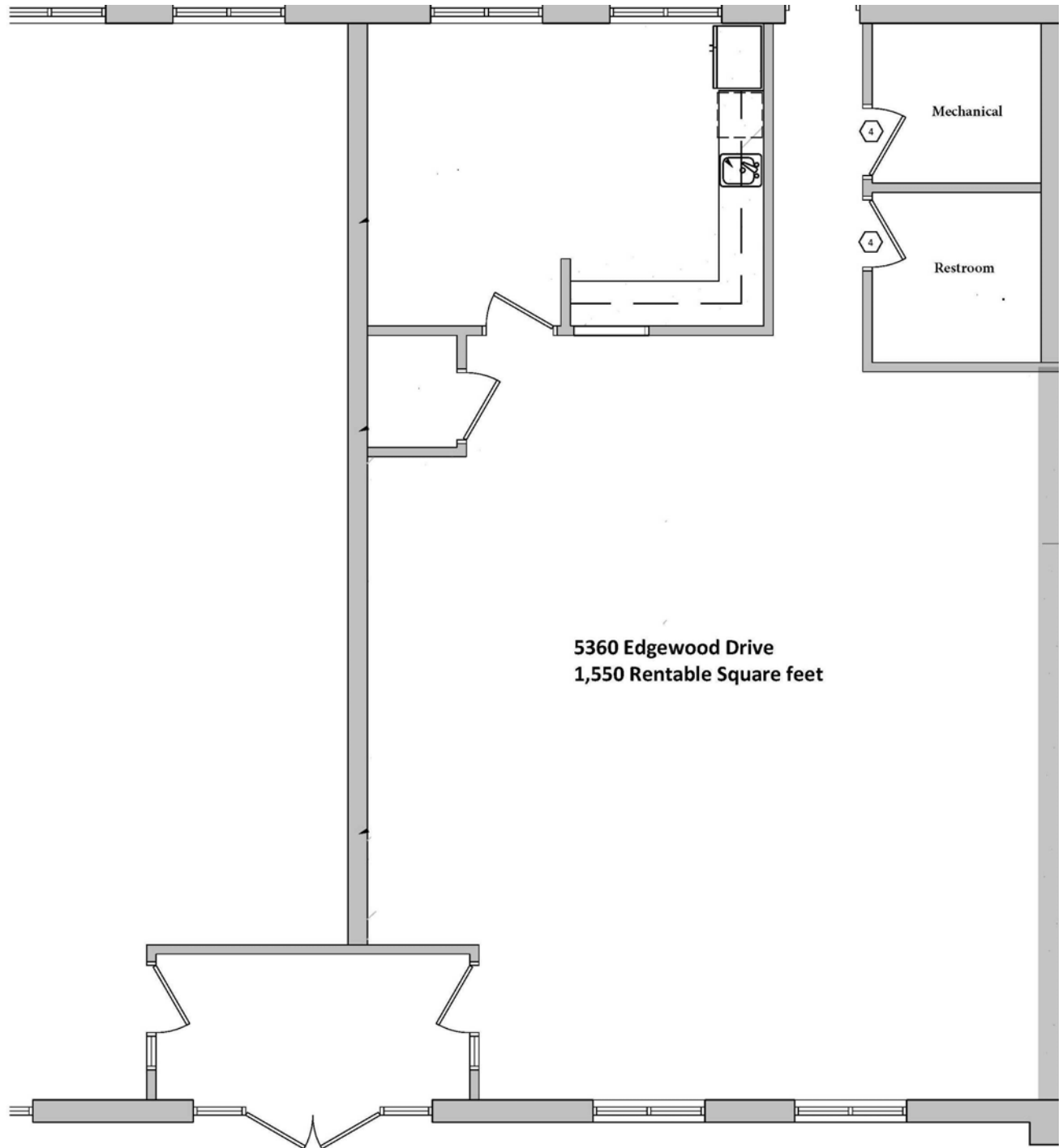
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FLOOR PLAN

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THE ESTIMATED MONTHLY COST FOR 1,550 SF IS \$3,042.00



5360 Edgewood Drive
1,550 Rentable Square feet

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ESSENCE
REAL ESTATE
SERVICES, INC.

COMMERCIAL REAL ESTATE SINCE 1990

JEFF NORDNESS

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