

FOR LEASE

Owned and Operated by



Kasota Business Center I

739 Kasota Ave SE, Minneapolis, MN 55414

8,103 SF



**LEASING INFO
& CONTACT**

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This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.

PROPERTY OVERVIEW

Suite 739B in Kasota Business Center I is a functional Office/Lab/Warehouse space with 20' clear height and drive-in loading. Situated in a prime Minneapolis location with immediate access to I-35W and I-94 via Highway 280, the site is highly visible to Kasota Ave with tenant and monument signage available.

- > 196,707 SF high-image office/warehouse building
- > Heavy Power: 800 amps, 480-volt, 3-phase
- > Abundant parking: 2.19/1,000 SF
- > Immediate access to I-35W and I-94 via Highway 280



Date Available:
10/1/2024



Available SF:
8,103 SF Total



Loading:
One (1) Drive-in
12'w x 14'h



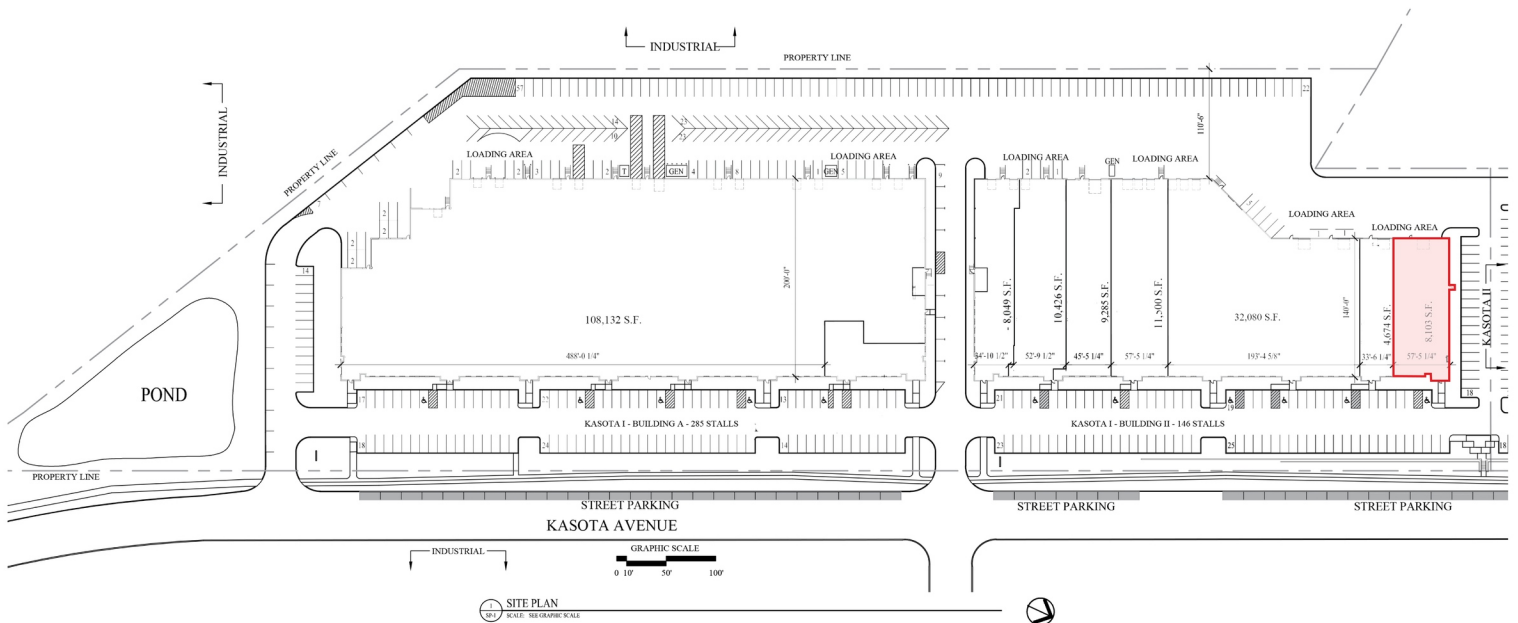
Clear Height:
20'

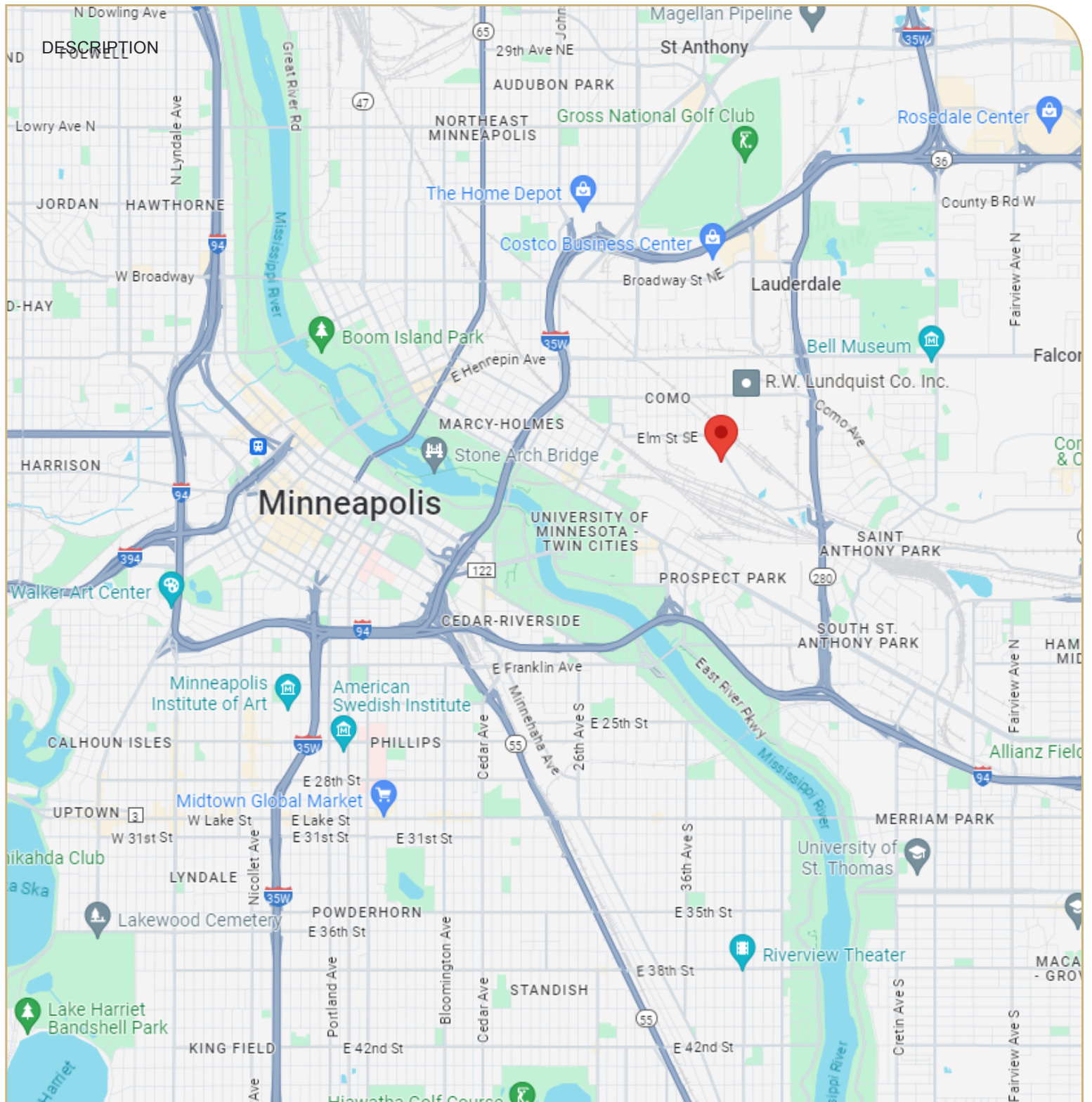


Lease Rate:
Negotiable



2025 Tax & CAM:
\$4.58 PSF





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