

# West Bloomington Tech IV

5705 W. Old Shakopee Road

Bloomington, MN 55437

**workspace**  
property trust

46,308 SF Available Now

Asking Rent: \$12.00/NNN  
2025 OPEX: \$7.93/RSF





# 5705 W. Old Shakopee Suite 100

Bloomington, MN 55437

## PROPERTY HIGHLIGHTS

### AMENITIES

Business park environment with professional corporate image. 5/1,000 SF parking ratio. Just minutes to shopping centers, hotels, restaurants, banks, daycare, parks and fitness centers.

### TRANSPORTATION

Proximate access to Normandale Blvd/Hwy 100 and 169.

### TECHNOLOGY

Comcast

### SUSTAINABILITY

Energy Star labeled building. Green initiatives in place by tenants and property management to include janitorial and recycling.

**Building Owner:** Workspace Property Trust

**Total Building Size:** 74,594 SF

**Ceiling Height:** 10' Finished, 15'-7" Clear

**Power:** The building is fed with 1200 amps at 480/277 volts

**Loading:** 2 Dock Doors

46,308 SF Available

Industrial  
Space







40,308 SF Available

Office/Warehouse

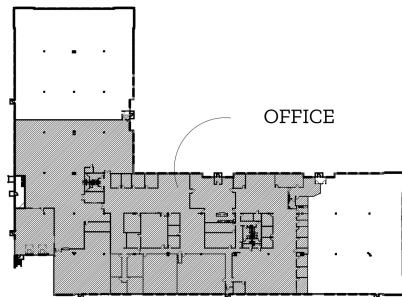
West Bloomington Tech IV

5705 W. Old Shakopee Rd., Suite 100

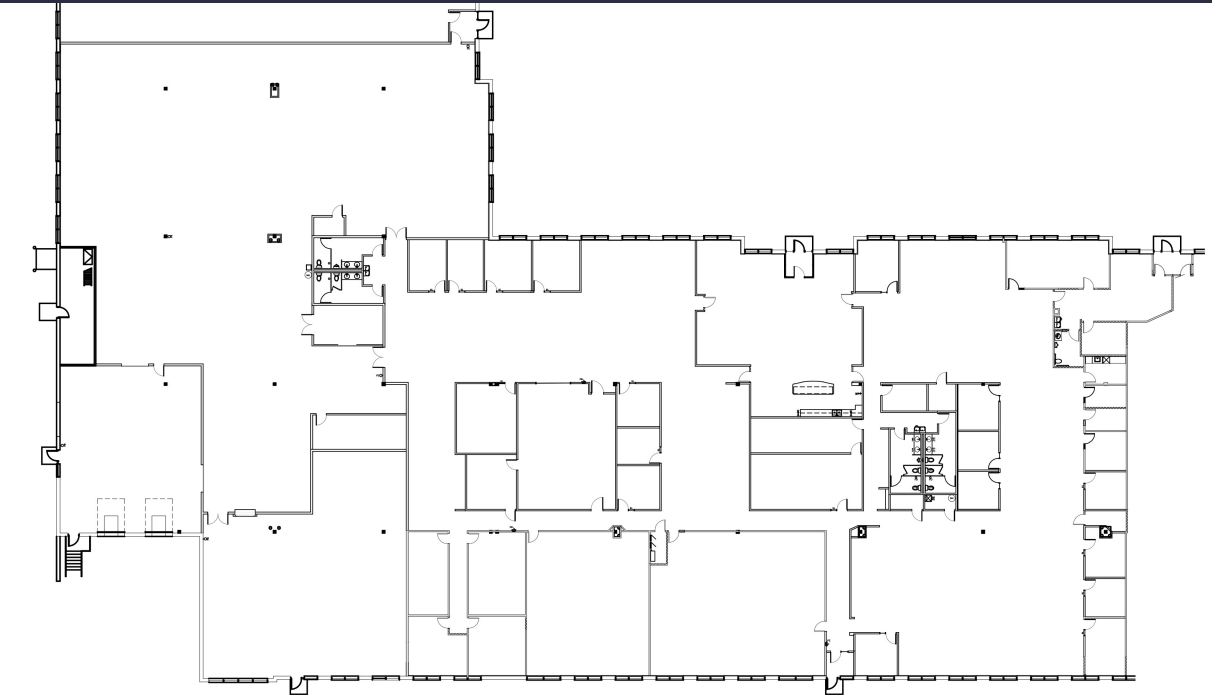
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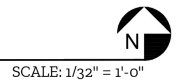


KEY PLAN



FLOOR PLAN

46,308 RSF



## Leasing Information

6625 W. 78<sup>th</sup> Street, Bloomington, MN 55439  
612-426-4033  
[www.workspaceproperty.com](http://www.workspaceproperty.com)

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# Spaces for the Way Work Happens Today.

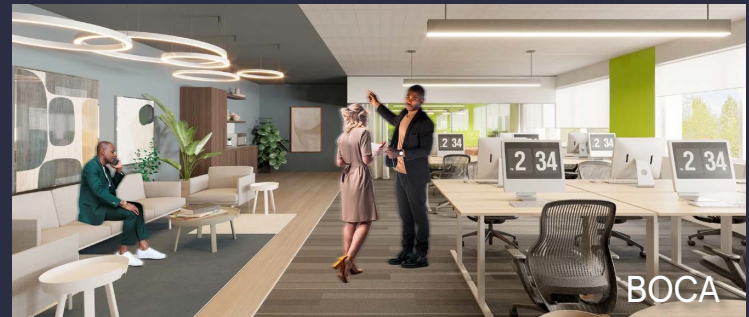
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\*Indicative of the look and feel (not the actual suite)