

652-684 Transfer Road

St. Paul, MN 55114



FOR LEASE



SH

SABER HALL
PARTNERS

DANNY MCNAMARA

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KEVIN ANDERSON

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652-684 Transfer Road

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SMALL BAY
PROPERTIES

BUILDING SUMMARY

PROPERTY HIGHLIGHTS

Centrally located in the Midway Business District

Abundant parking

Shared conference room

Immediate access to I-94, Hwy 280 & University Avenue

Office, warehouse & outdoor storage available



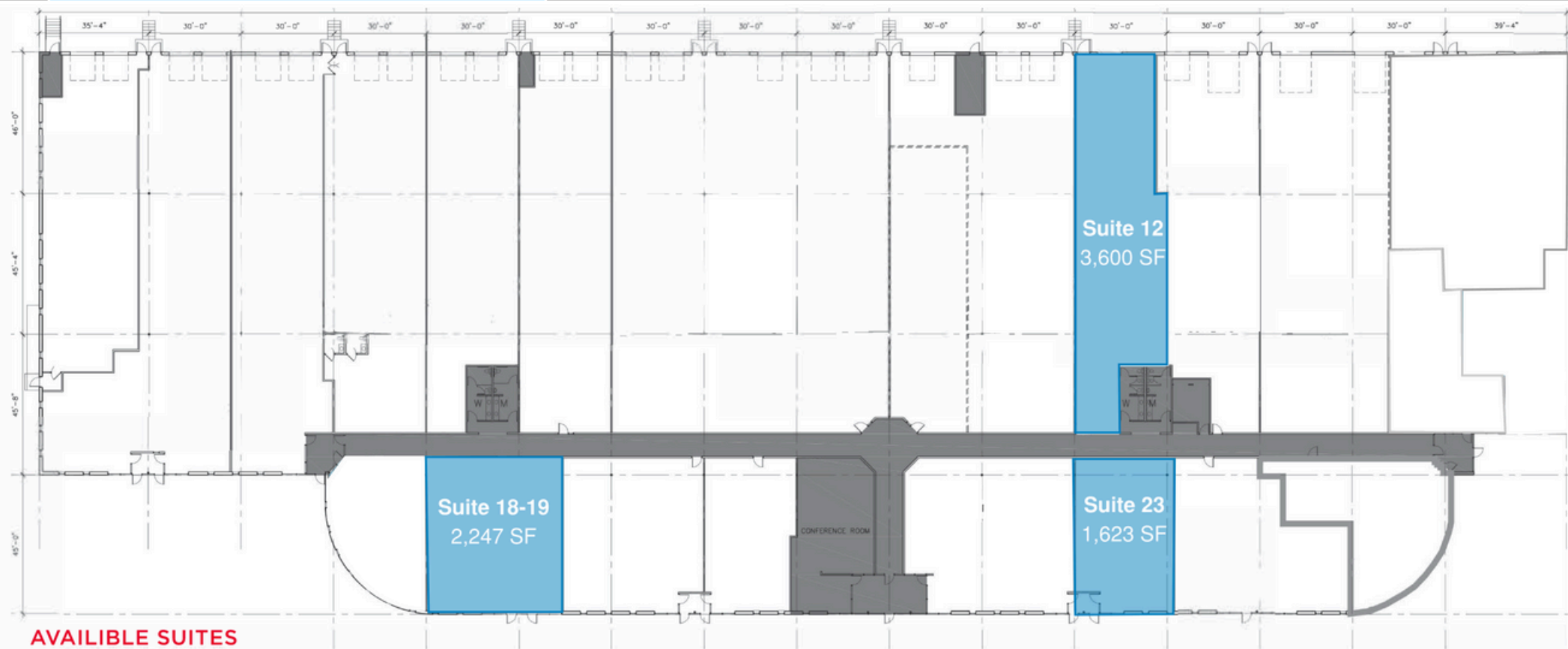
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SMALL BAY
PROPERTIES

AVAILABLE SUITES



Suite #	SF	Current Use	Future Use	Available	Loading
12	3,536 SF	Gym	Gym / Warehouse	Immediately	1-dock door
18-19	2,247 SF	Office	Office	Immediately	N/A
23	1,623 SF	Office	Office	30-days	N/A

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PROPERTY INFORMATION

Address	652-684 Transfer Road, St. Paul, MN
Building Size	78,440 SF
Total Land	5.36 Acres
Year Built	1975
Clear Height	14'
Net Rental Rate	Negotiable
2024 CAM & Tax	\$5.97/SF



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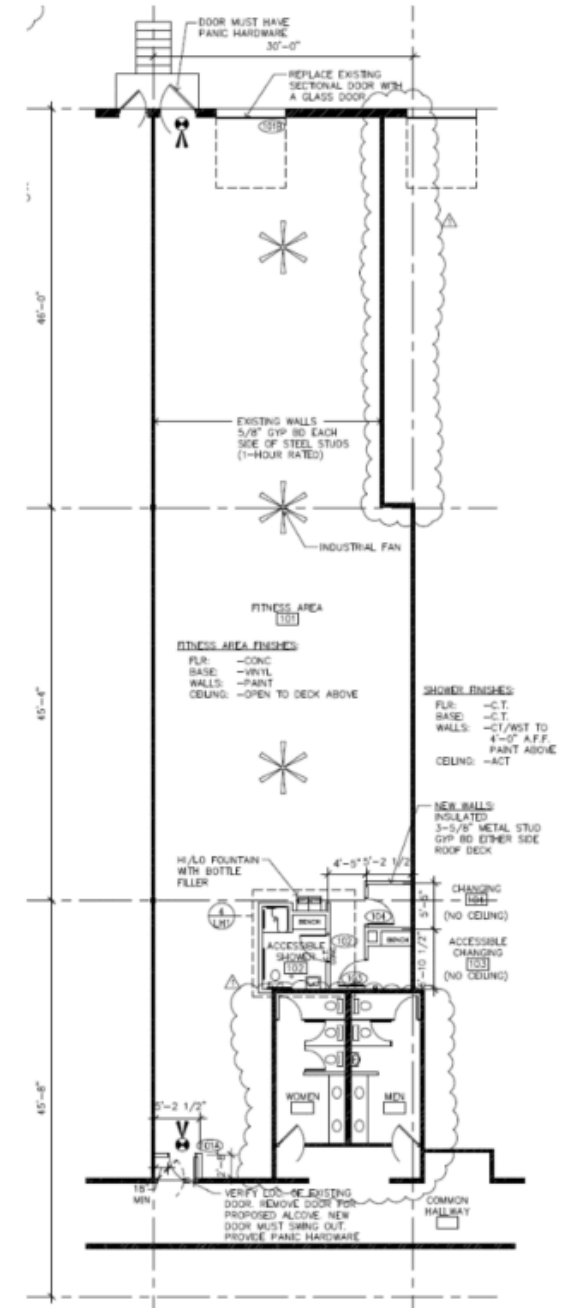
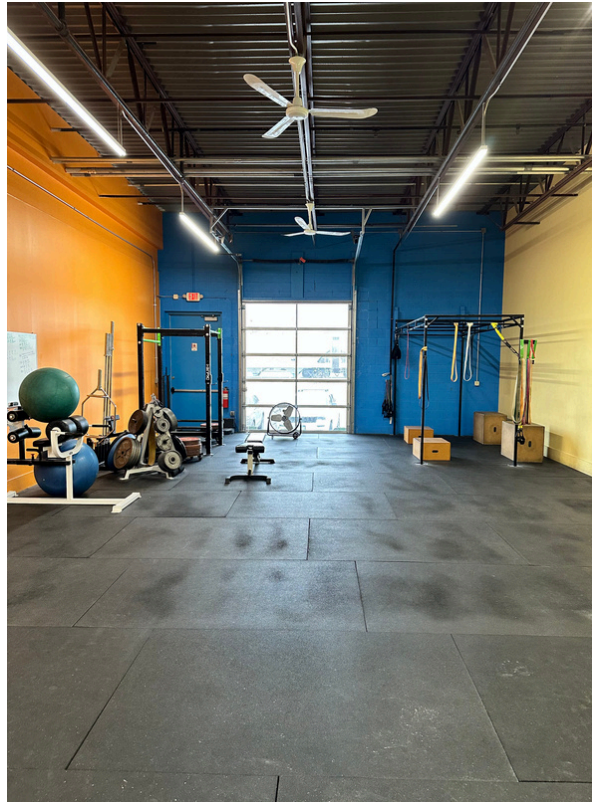
SUITE FLOOR PLAN

Suite 12

3,536 SF warehouse

1-dock door

Outdoor storage available



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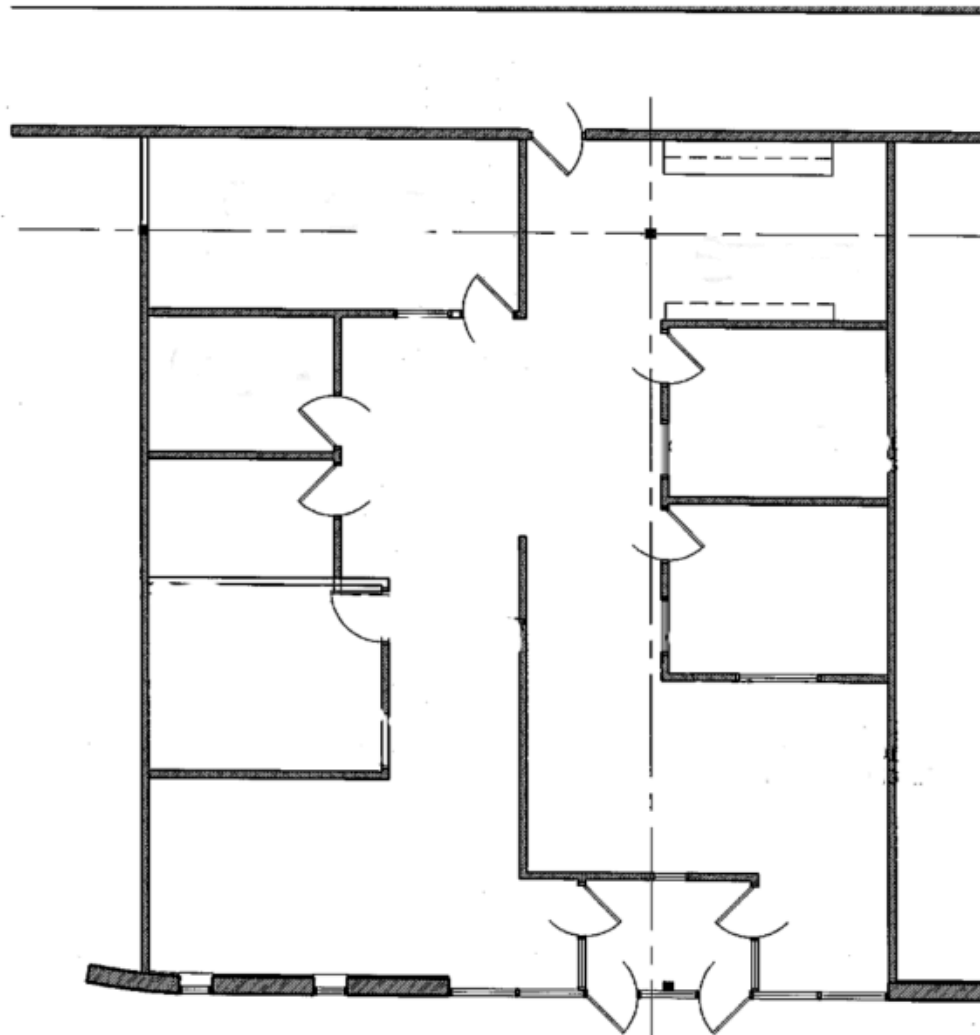


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SUITE FLOOR PLAN

Suite 18-19

2,247 SF office



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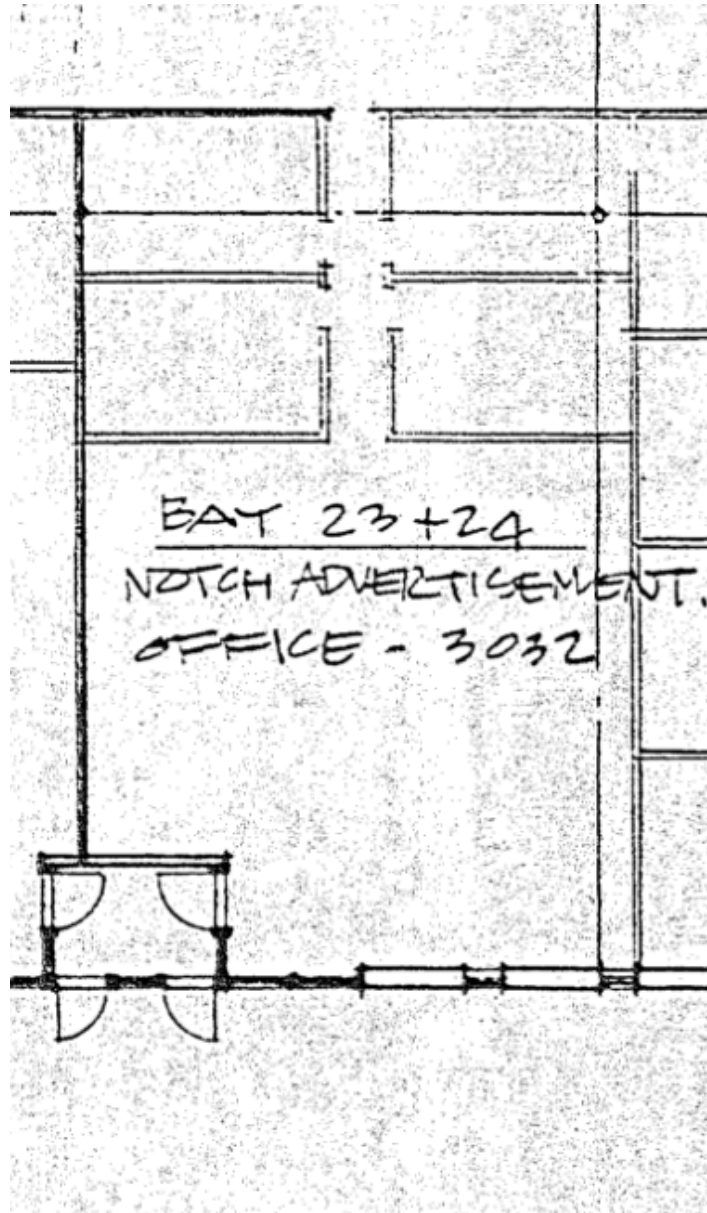


SMALL BAY
PROPERTIES

SUITE FLOOR PLAN

Suite 23

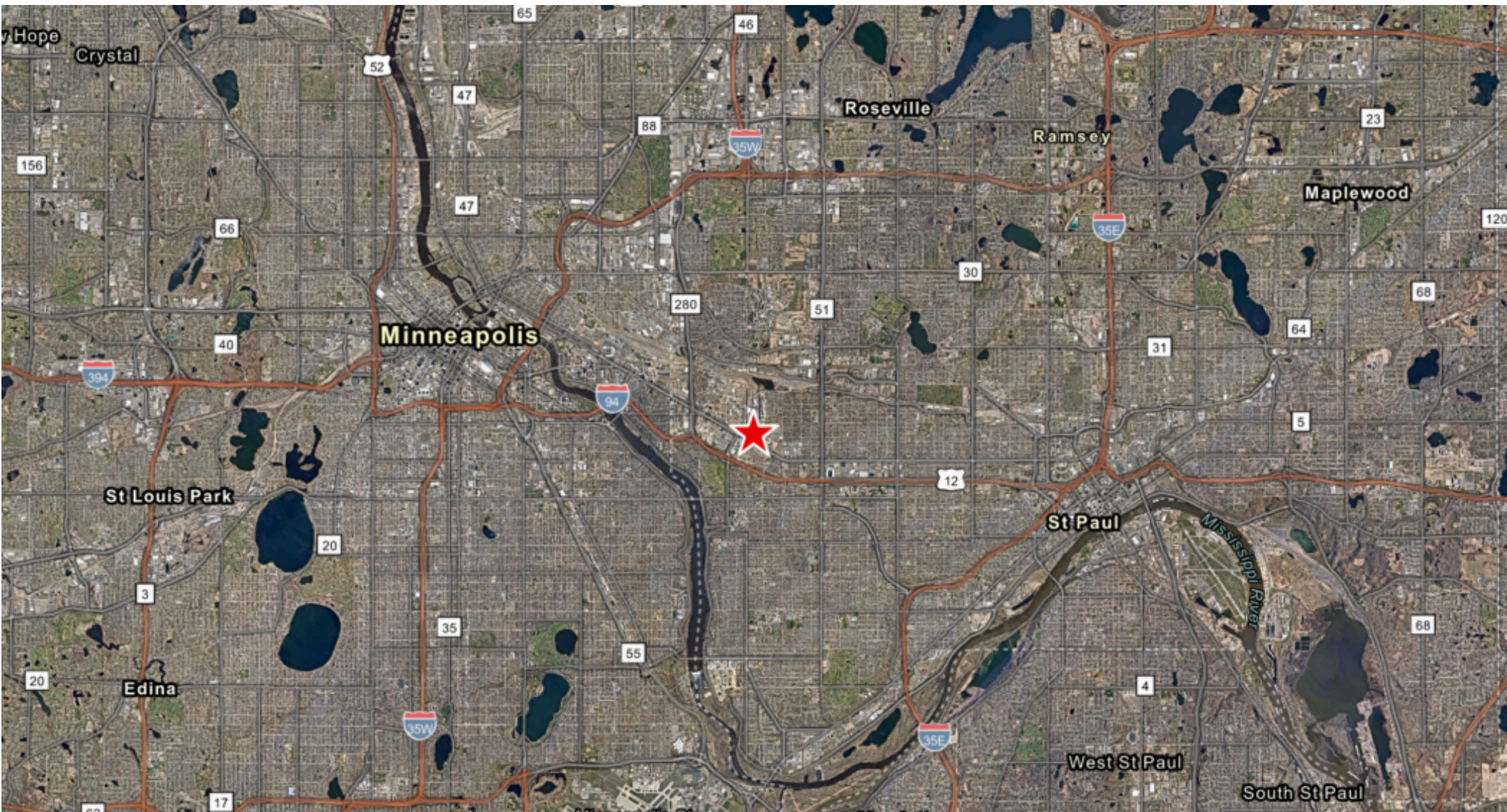
1,623 SF office



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MAP



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