

FOR SALE
40,648 SF

11200 HAMPSHIRE AVE S
BLOOMINGTON, MN

PROPERTY INFORMATION

Property Highlights

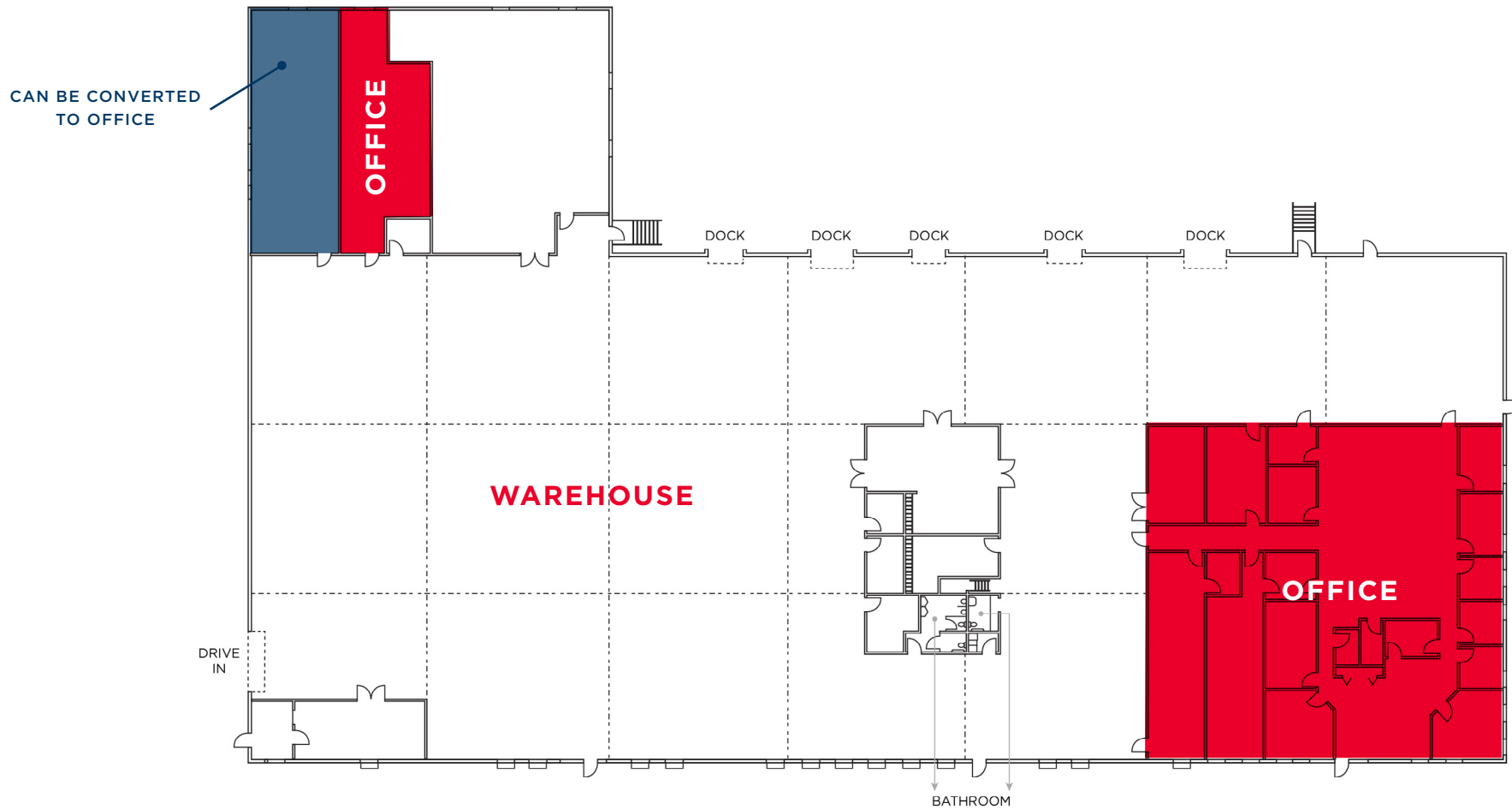
- Building will be vacant upon closing
- Large windows in the warehouse area
- EV charging station on exterior of building

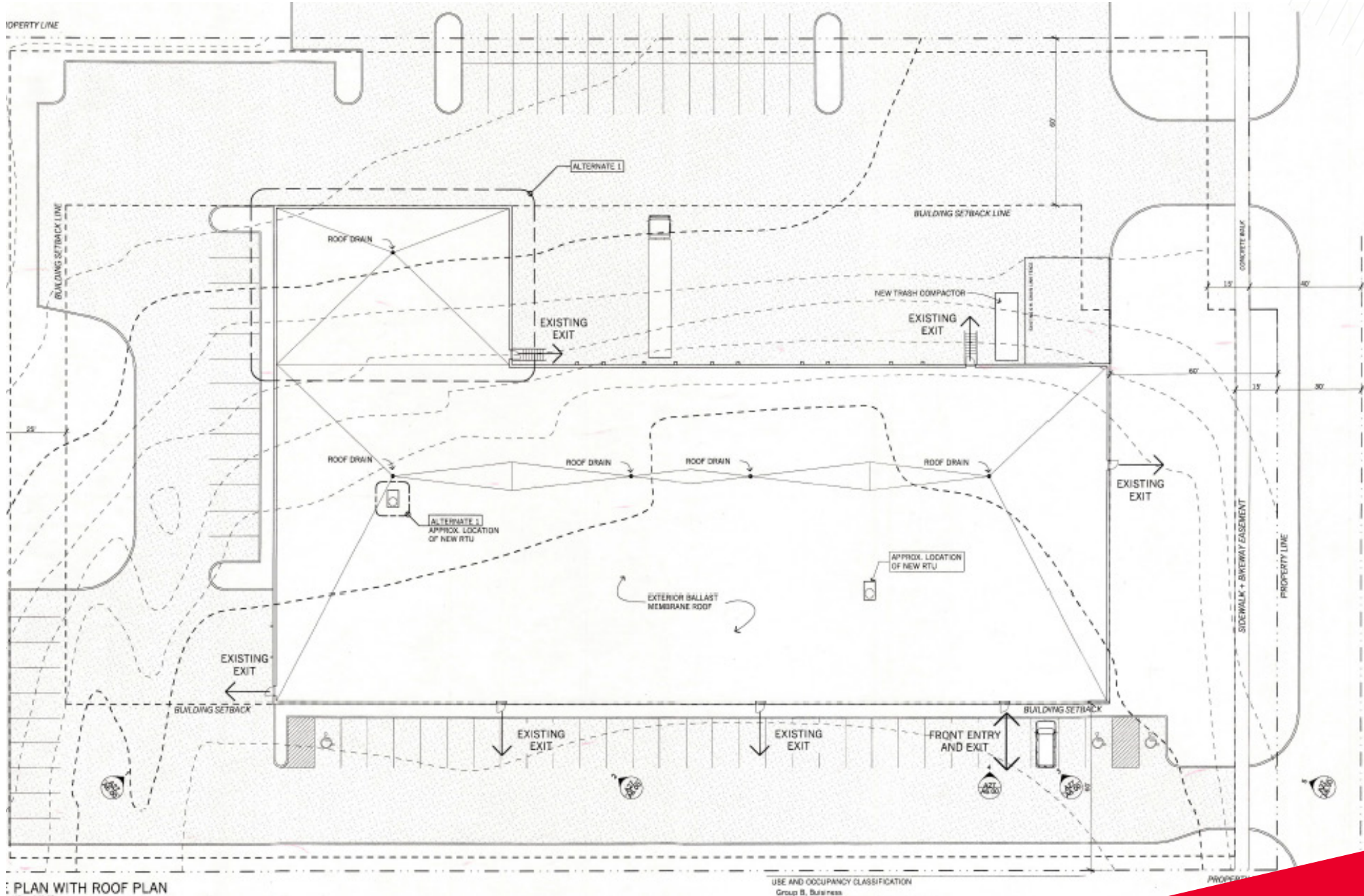
Address	11200 Hampshire Ave S Bloomington, MN
Sale Price	\$4,995,000 (\$122.88)
Building Size	8,800 SF Office <u>31,848 SF Warehouse</u> 40,648 SF Total
PID	0511521210008
Land	3.10 AC
Clear Height	24'
Year Built	1996
Roof	TBD
Loading	5 Docks 1 Drive-in
Parking	75 Stalls
Sprinklered	Yes
2024 Property Taxes	\$110,182.34 (\$2.71 PSF)



FLOOR PLAN

8,800 SF OFFICE
31,848 SF WHSE
40,648 SF TOTAL

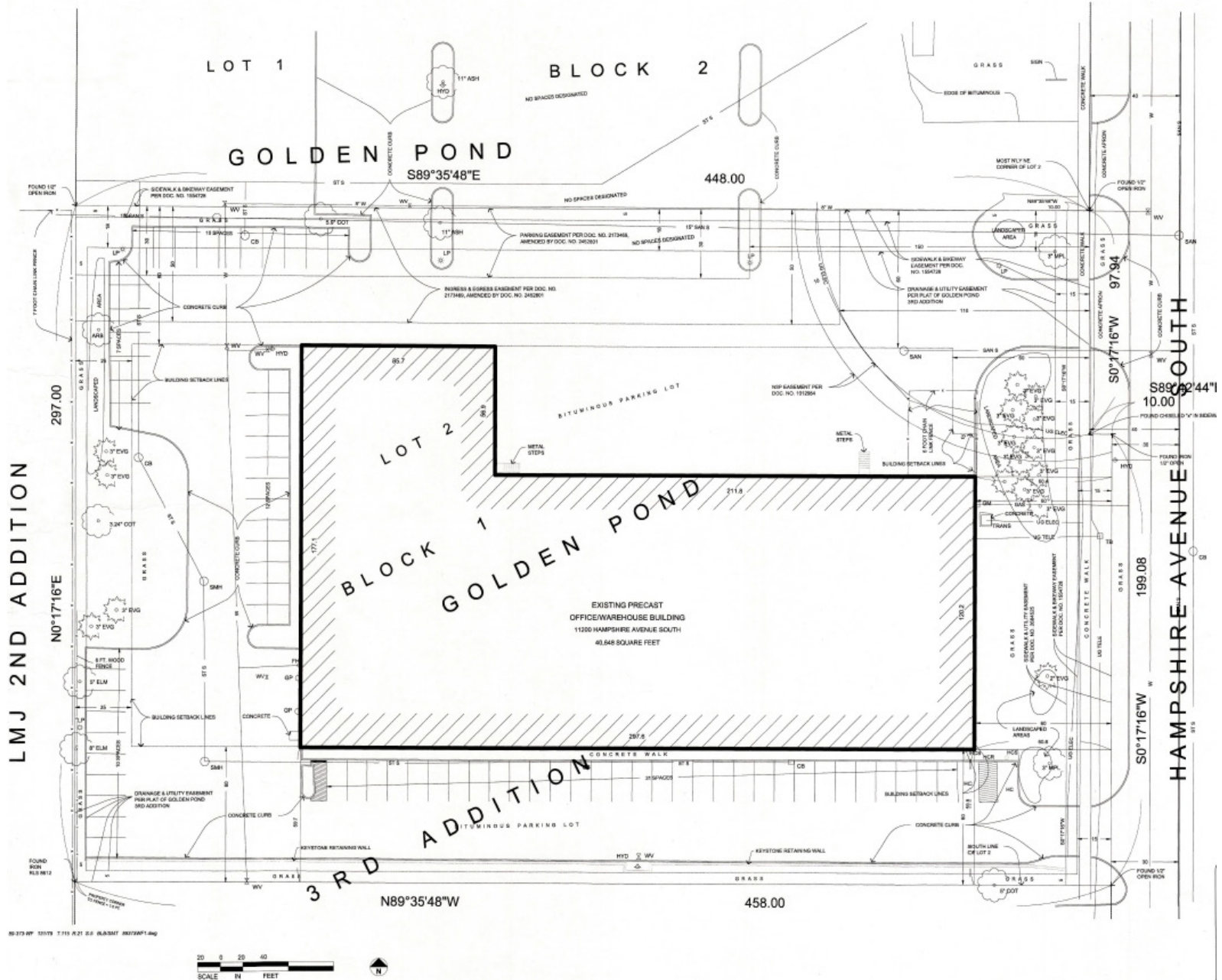




PLAN WITH ROOF PLAN

USE AND OCCUPANCY CLASSIFICATION
Group B, Business

PW000000



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A1 AS BUILT SURVEY
SCALE: 1" = 20' 0"

PROPERTY PHOTOS



24' CLEAR WAREHOUSE



EMPLOYEE LOUNGE



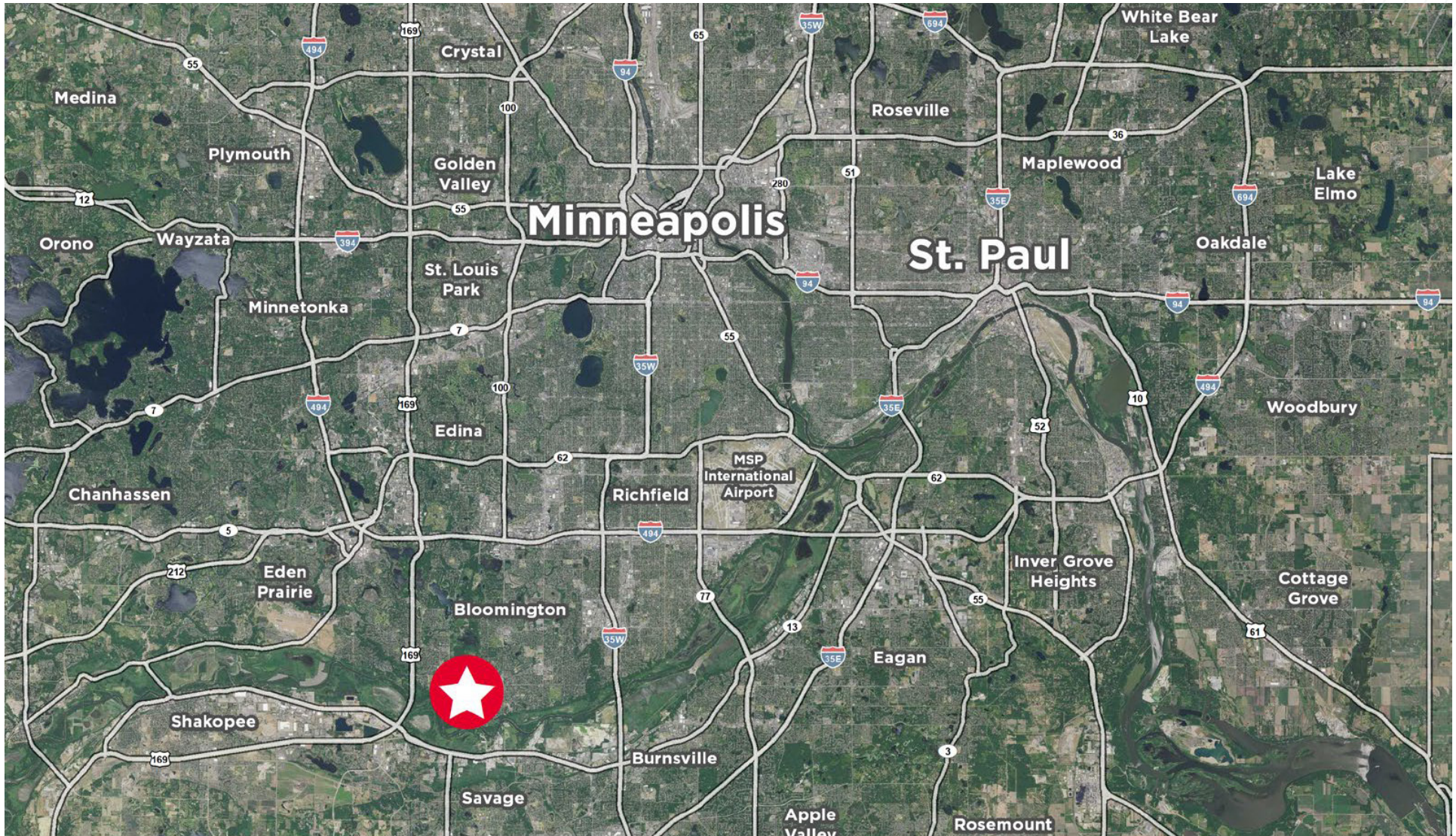
LOBBY ENTRANCE

PROPERTY PHOTO



PROPERTY PHOTO





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