

FOR SALE OR LEASE

800 10TH ST. E,  
HASTINGS, MN

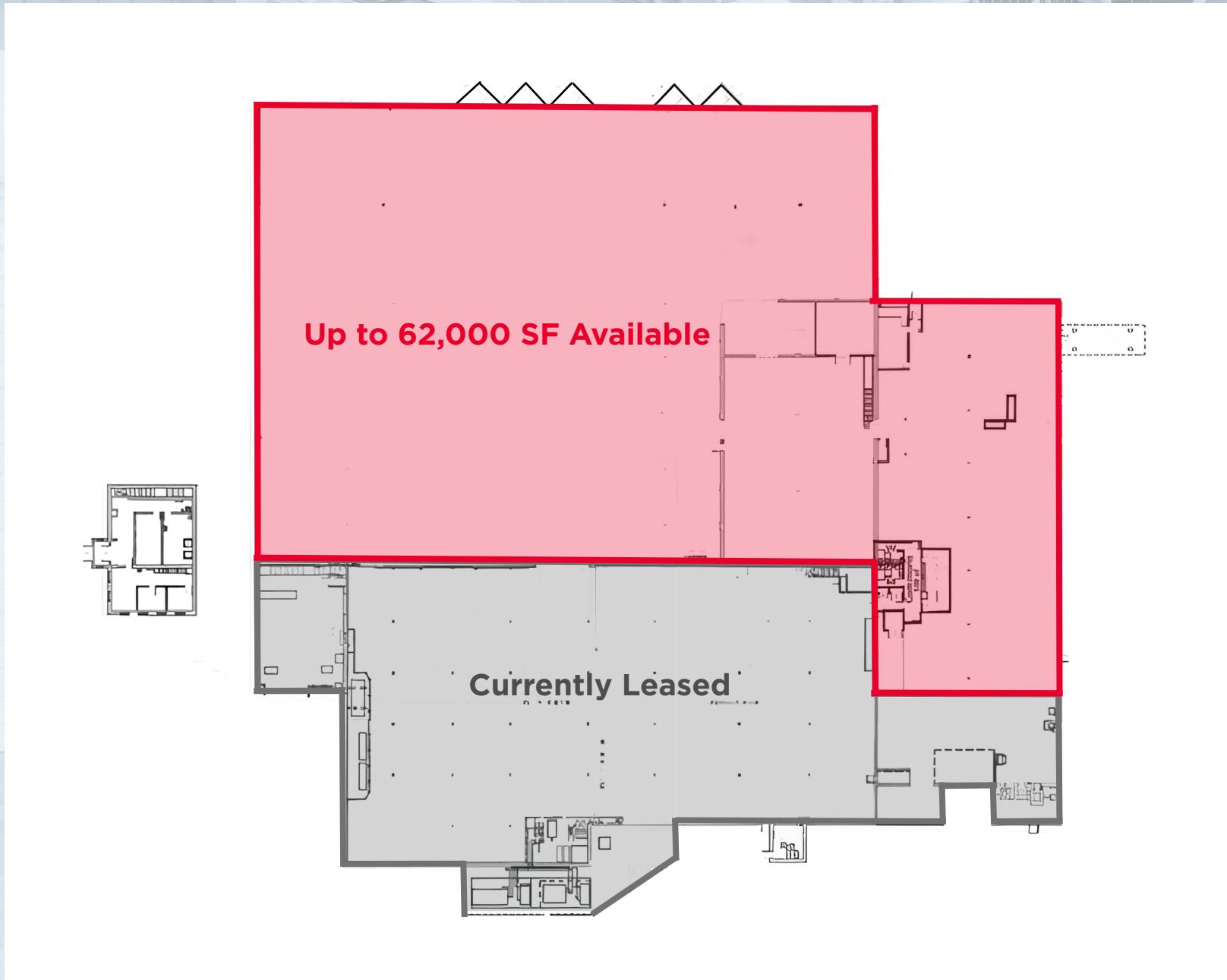


# Property Information



<b>ADDRESS</b>	800 10th St.E, Hastings, MN						
<b>SIZE</b>	<table><tr><td>Office</td><td>1,707 SF</td></tr><tr><td>Whse/Prod</td><td>96,862 SF</td></tr><tr><td>Total</td><td>98,569 SF*</td></tr></table>	Office	1,707 SF	Whse/Prod	96,862 SF	Total	98,569 SF*
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Whse/Prod	96,862 SF						
Total	98,569 SF*						
	<small>*Includes Approx. 3,373 SF Mezzanine Space.</small>						
<b>SPACE AVAILABLE</b>	12,000 SF - 62,000 SF						
<b>OUTDOOR STORAGE</b>	Fenced Outdoor Storage Available						
<b>LOADING:</b>	5 Dock Doors   1 Drive-In (Ability to Add More)						
<b>CLEAR HEIGHT</b>	11'-20'						
<b>YEAR BUILT</b>	1960						
<b>SPRINKLER</b>	Yes						
<b>POWER</b>	Heavy						
<b>PARKING</b>	134 Spaces						
<b>ZONING</b>	I-1 Industrial Park						
<b>LEASE RATE</b>	\$5.50 PSF NNN						
<b>2025 EST. TAX &amp; CAM</b>	\$3.40 PSF						

# Floor Plan



# Area Amenities



**Access to High Quality  
South Metro Labor Pool**



**Heavy Power Available  
for Manufacturing Use**

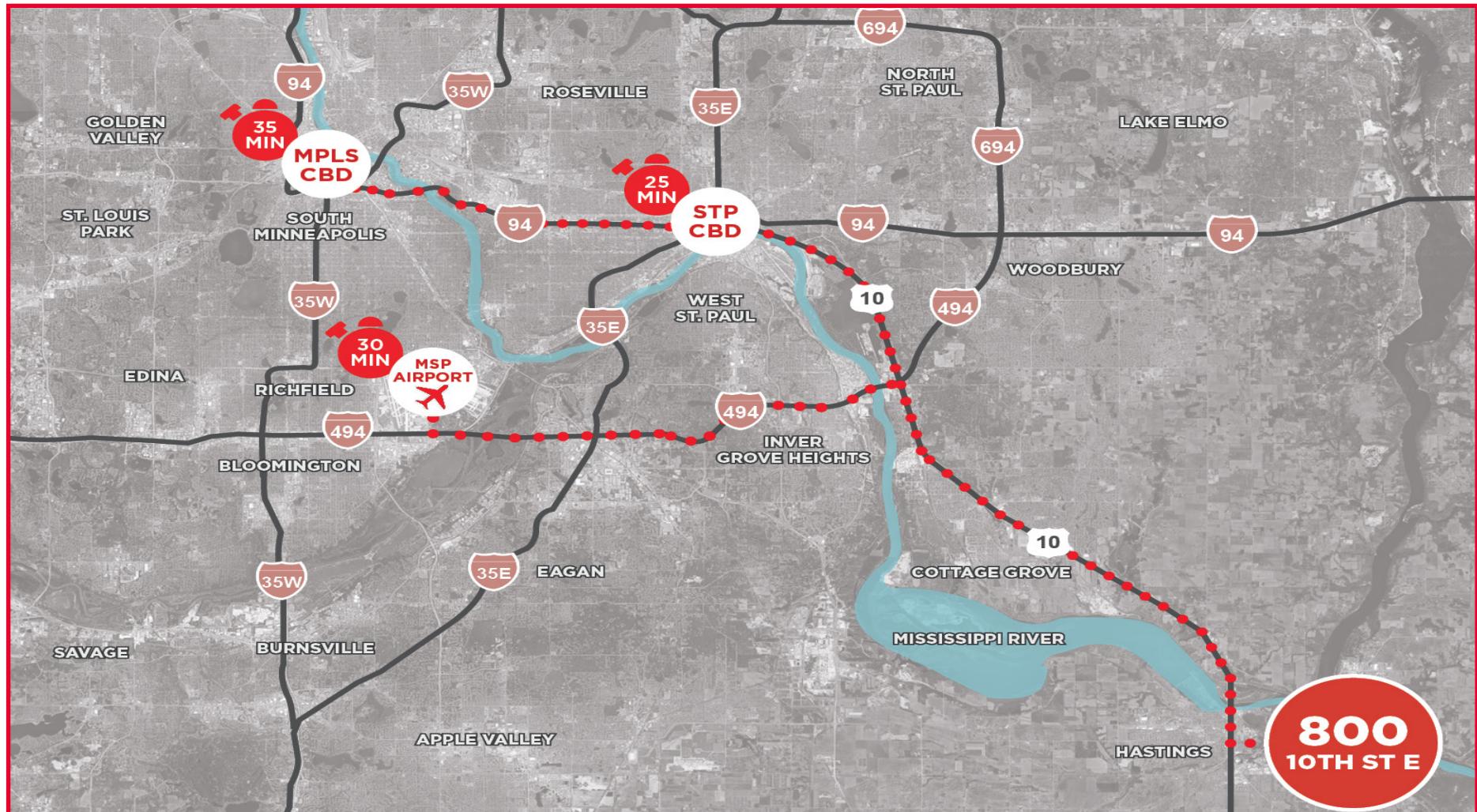


**Fenced & Gated Outdoor  
Storage Available**



**25-Min Drive Time to St.  
Paul CBD**

# Drive Times

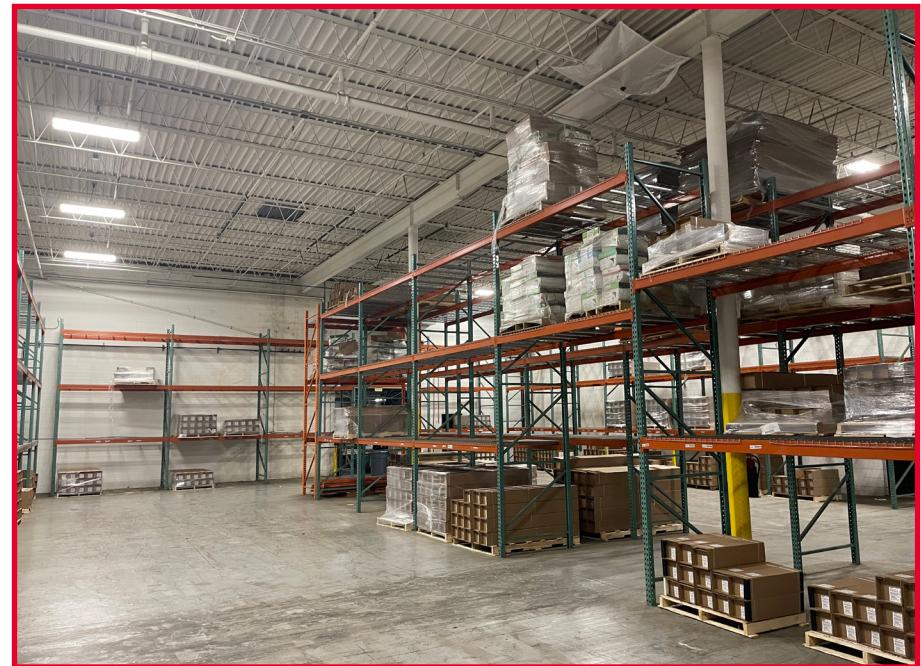


# Property Aerial



# Property Aerial







# Contact

**Jake Kelly**  
Senior Associate  
+1 952 465 3303  
[jake.kelly@cushwake.com](mailto:jake.kelly@cushwake.com)

**Jordan Dick**  
Director  
+1 952 204 7631  
[jordan.dick@cushwake.com](mailto:jordan.dick@cushwake.com)

**Todd Hanson**  
Senior Director  
+1 952 820 8737  
[todd.hanson@cushwake.com](mailto:todd.hanson@cushwake.com)

