



**Crow
River**
Commerce Center

244,800 SF FOR LEASE

Naber Ave NE & Hwy 241
St. Michael, MN

 **IDP** *Inland Development Partners*

 **JLL**

BE A PART OF WHAT'S NEXT

Located less than two miles from I-94, Crow River Commerce Center offers a Class A industrial facility in a dynamic St. Michael community poised for growth. The property is located less than 25 minutes from Minneapolis and 35 minutes from St. Cloud providing an ideal location for corporate occupiers pursuing a larger employee base.



PROPOSED BUILDING FEATURES



Space available from
50,000 - 244,800 SF



BTS Dock and Drive-in
Loading



BTS Office SF

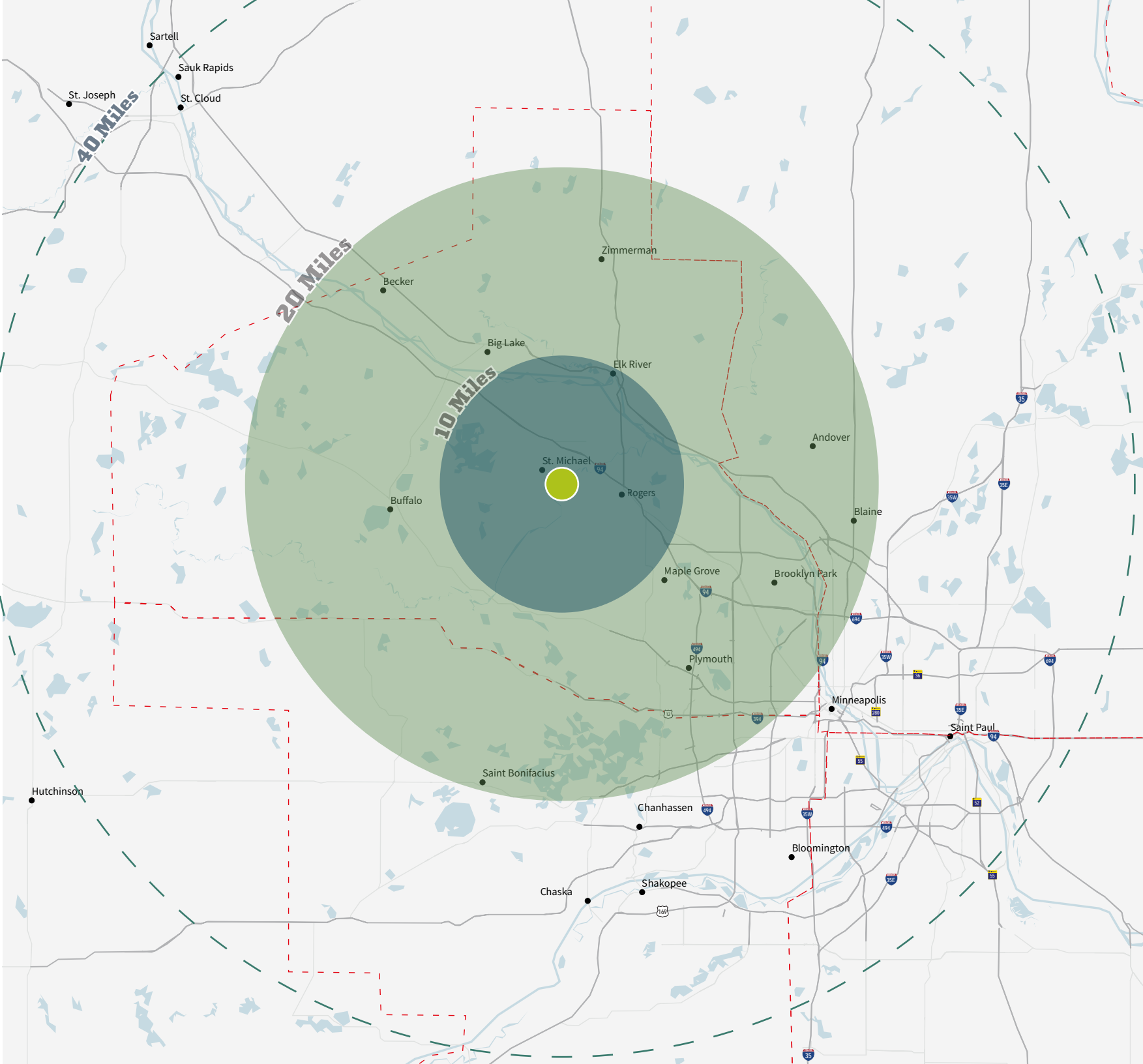


32' Clear Height



Trailer Parking
Available





DEMOGRAPHICS

Within 20 mile radius



Total Population
850,184



Average Household Income
\$146,028



Total Labor Force
524,391



Median Age
38.5



Bachelor's Degree
28.3%



High School Grad/GED
22.9%

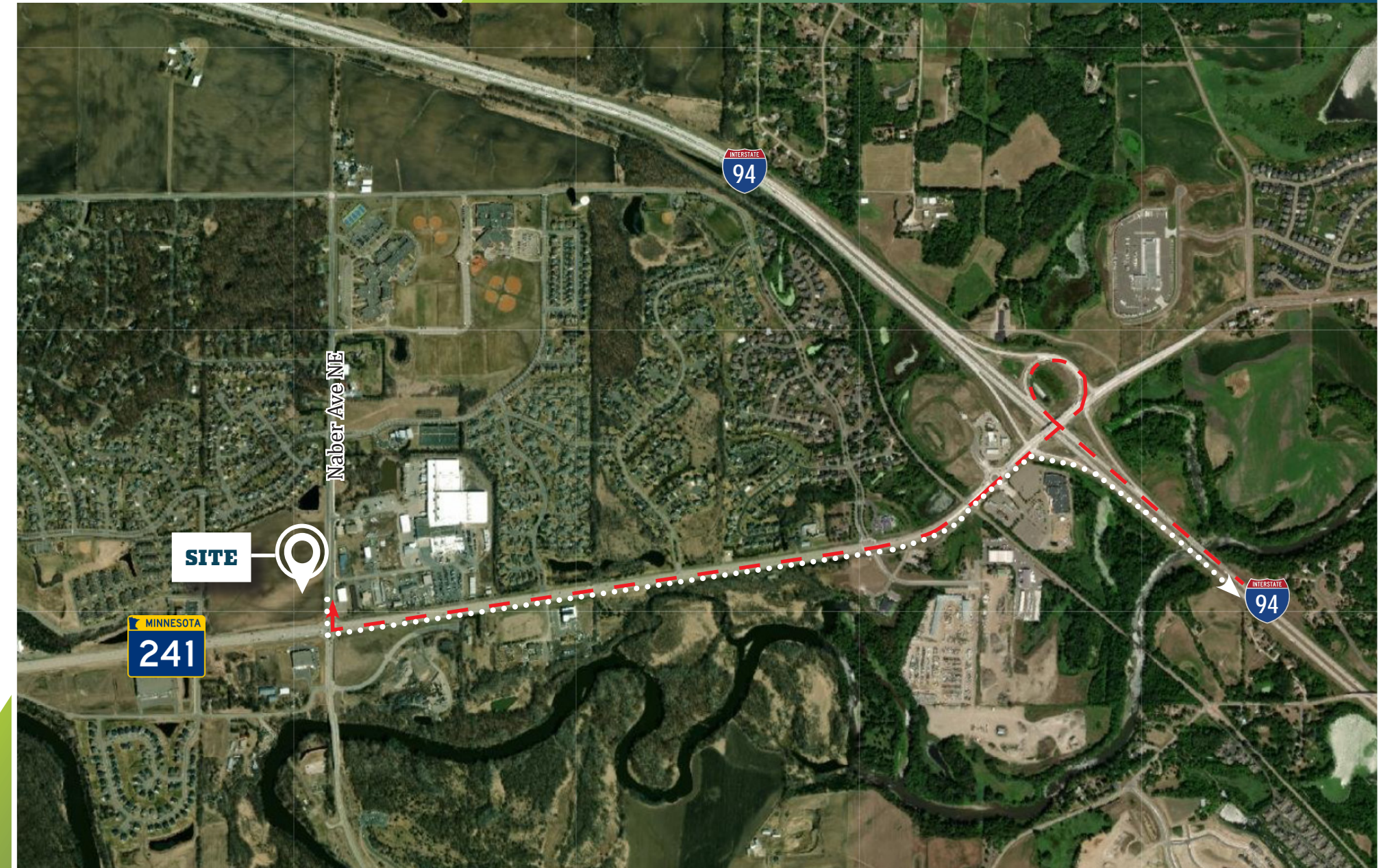
NEARBY OCCUPIERS

The site is situated directly across the street from J&B Group corporate headquarters, as well as many other companies



AREA AMENITIES

SITE ACCESS





Crow River

Commerce Center

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