

FOR LEASE | 4829 Minnetonka Blvd • St. Louis Park



NEWLY REVONATED SPACE IN A HISTORIC LANDMARK

Creative / Professional Office Space Available

CONTACT BROKER FOR INFORMATION & TOUR

Ted LaFave • 612.875.3858 • tlafave@grandrea.com • www.grandrea.com

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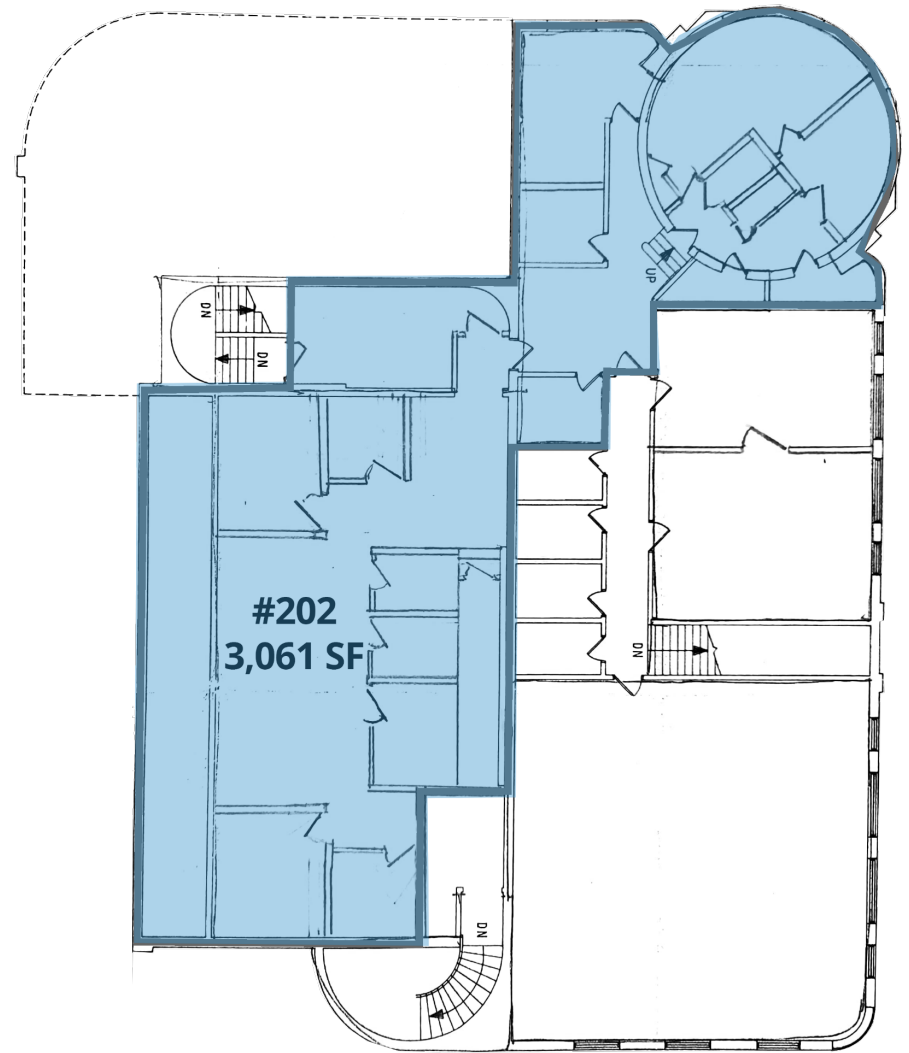
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Unique 2nd floor space that includes a loft, curved walls, tons of windows and private offices! Last available unit in the building (may be divisible)

- 3,061 SF of move-in ready space
- \$22-\$24 modified gross (+ utilities)
- Tenant improvement allowance available with qualified lease
- Outstanding St. Louis Park / Minneapolis Uptown Lakes location on Minnetonka Blvd
- Daily traffic count (19,000 VPD)
- Strong demographics
- Ample dedicated spots & ADA access ramp from parking lot

UPDATES INCLUDE:

- New parking lot (2025)
- New street, curb, & sidewalk on Minnetonka Blvd (2025)
- New Roof (2025)
- Common area updates (2025)



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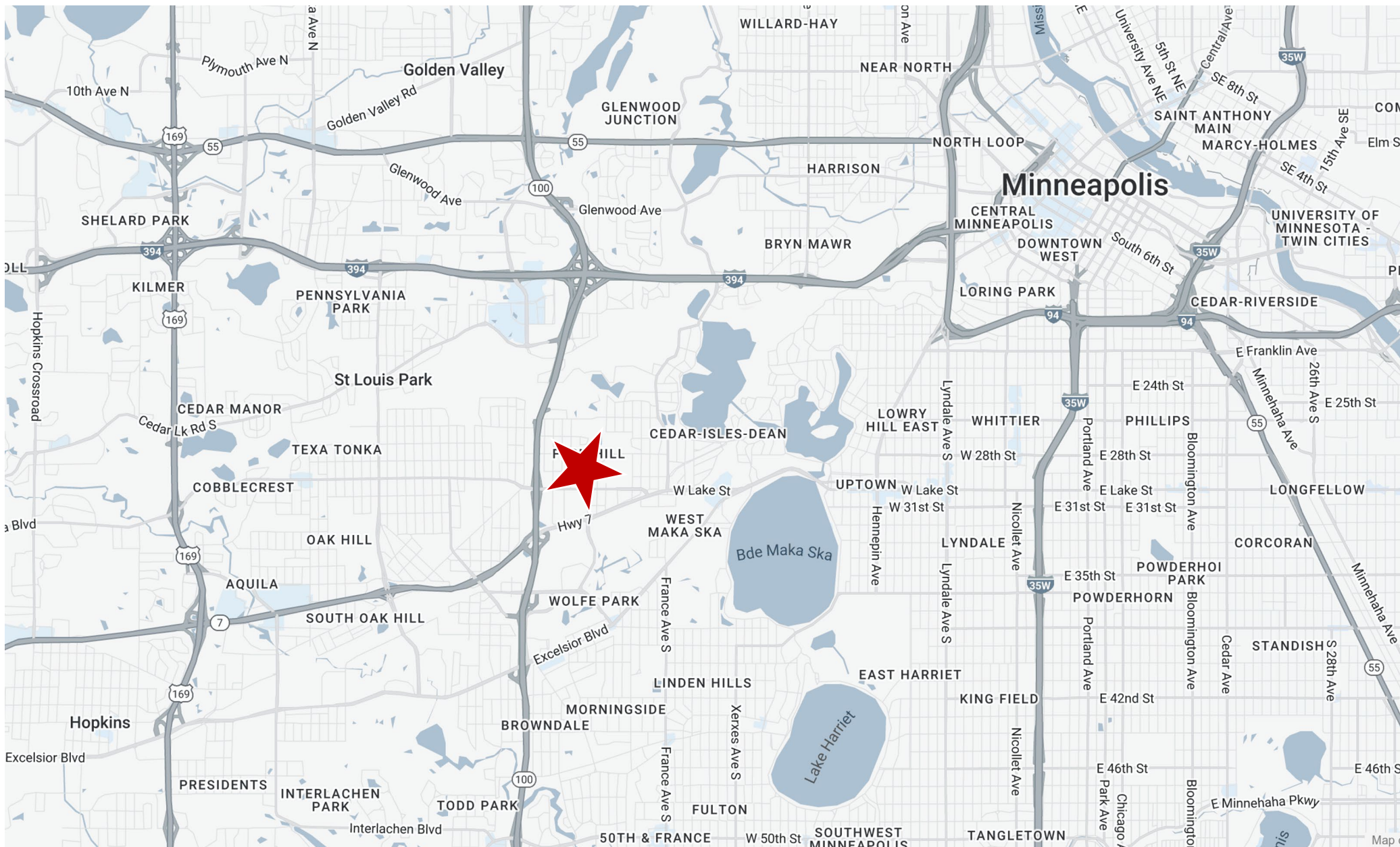
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