

FOR LEASE

1754 WASHINGTON AVE
STILLWATER, MN 55082

3,325 - 7,356 SF
Retail / Office / Showroom Space



**METRO
EAST** 
COMMERCIAL REAL ESTATE SERVICES
1950 Northwestern Ave N #101
Stillwater, MN 55082

Jon Whitcomb Broker / Owner
Cell 651.283.4884
Email Jon@MetroEastCRE.com

Scott Kragness Senior Sales Executive
Cell 651.323.8454
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www.MetroEastCRE.com

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Property Information

Building Size:	18,968 SF
Available SF:	3,000 - 7,356 SF Total
Loading:	One (1) Dock Door* *Potential to Reinstate Additional Dock Door
Available Date:	Now
Lease Rate:	Negotiable
2025 Tax & CAM:	\$8.28 PSF
Clear Height:	14'
Building Size:	18,824 SF
Year Built:	1991
Parking:	Ample surface lot
<ul style="list-style-type: none">• Dedicated Entrance• Monument and Building Signage• Many space uses available: Retail, Showroom, Office, and Warehouse options• Strong anchor tenant - Brine's Market	

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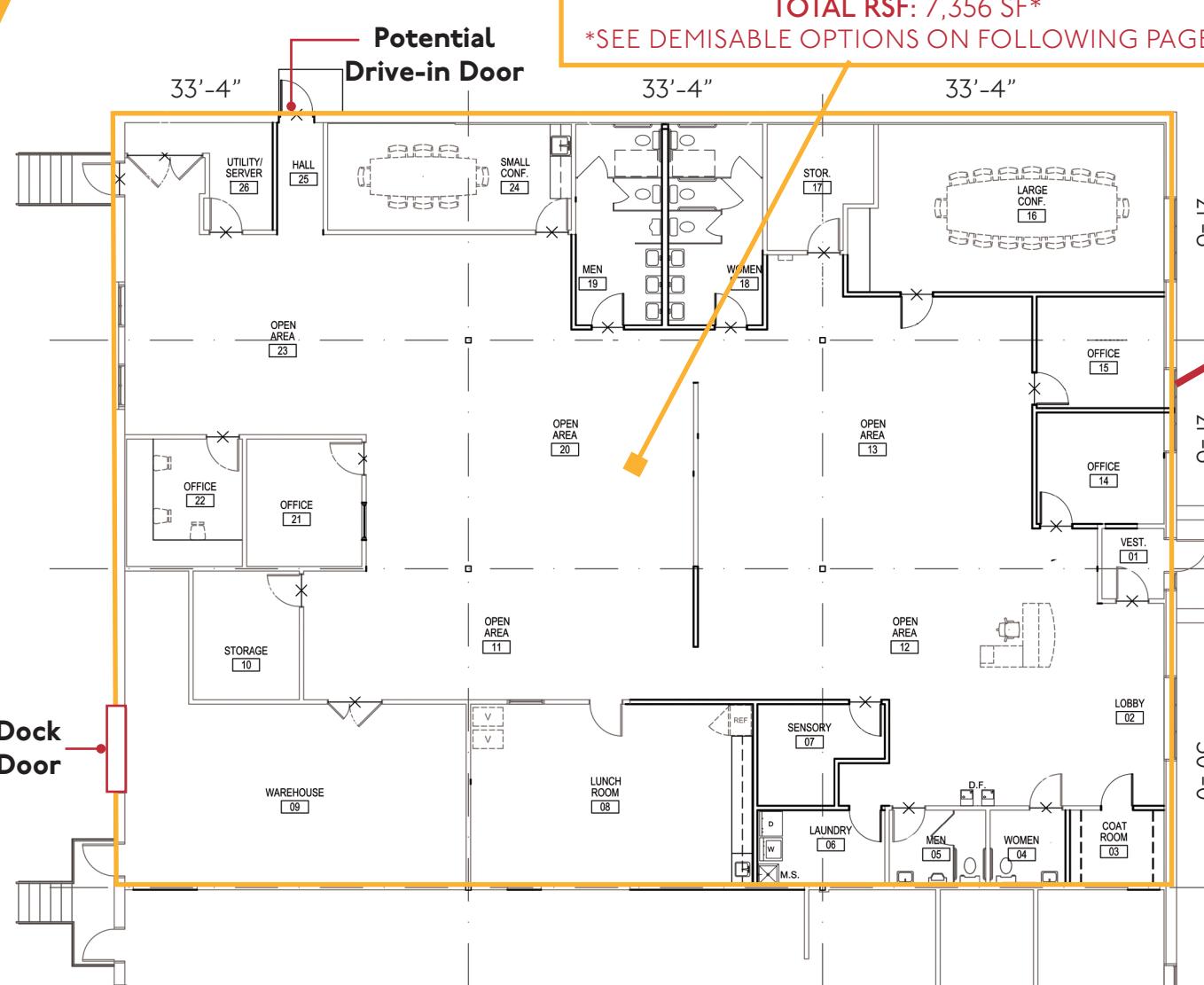
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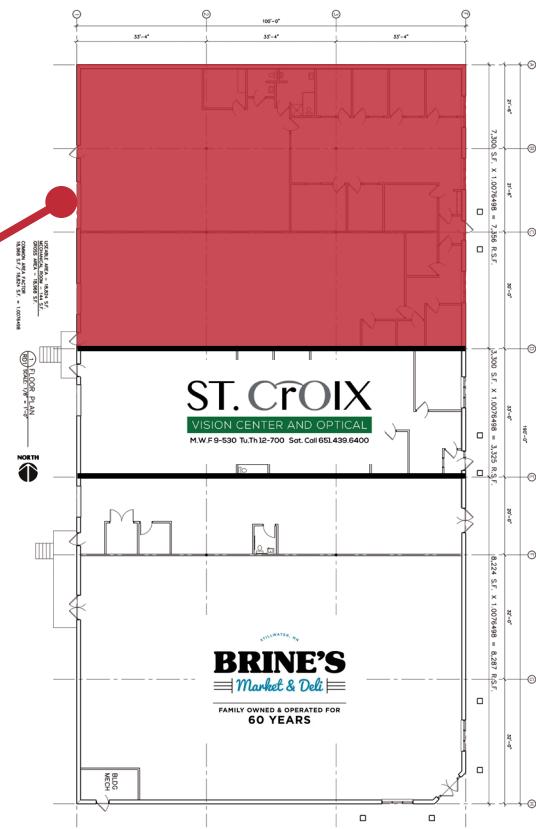
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Site Plan



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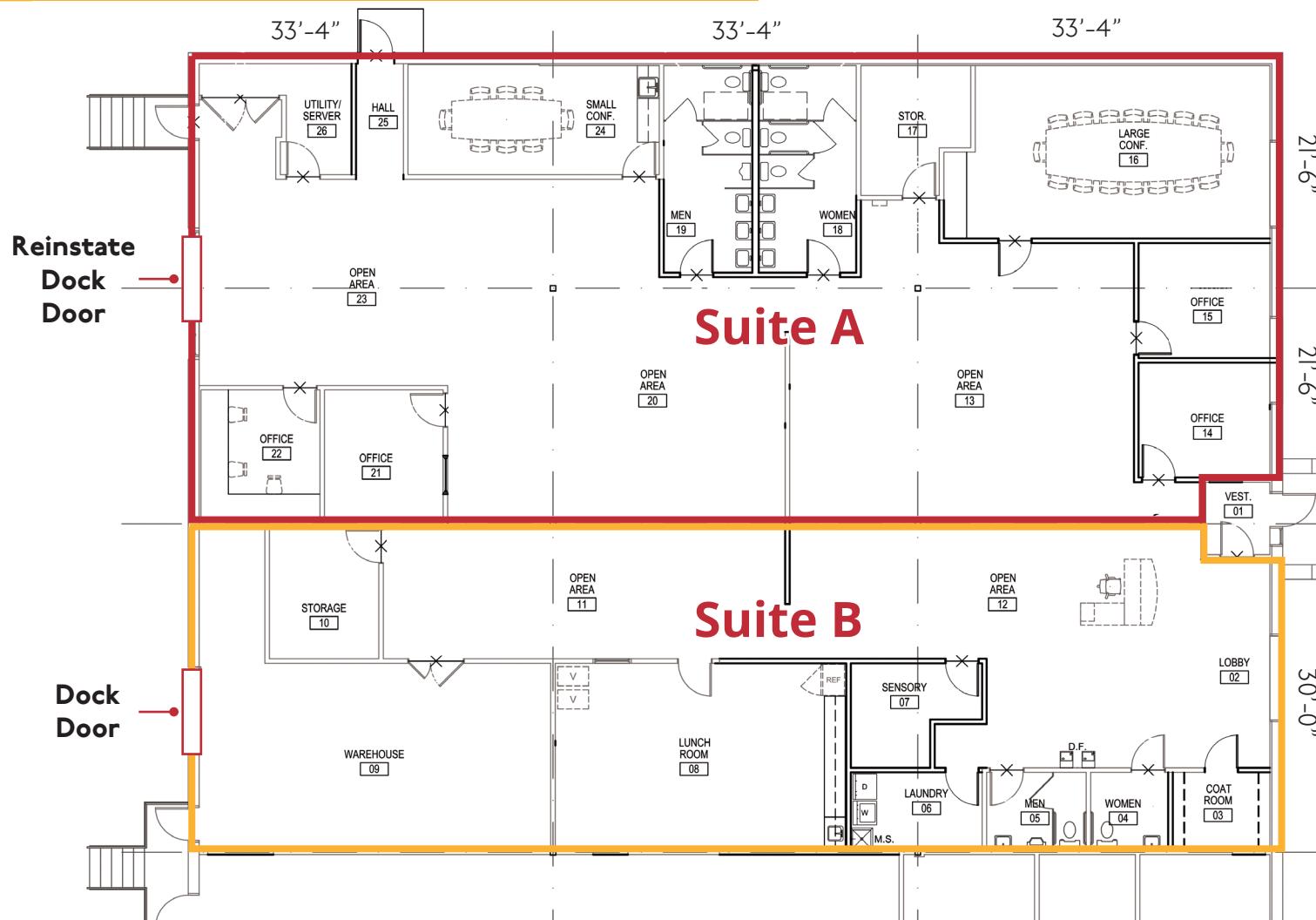
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Option 1



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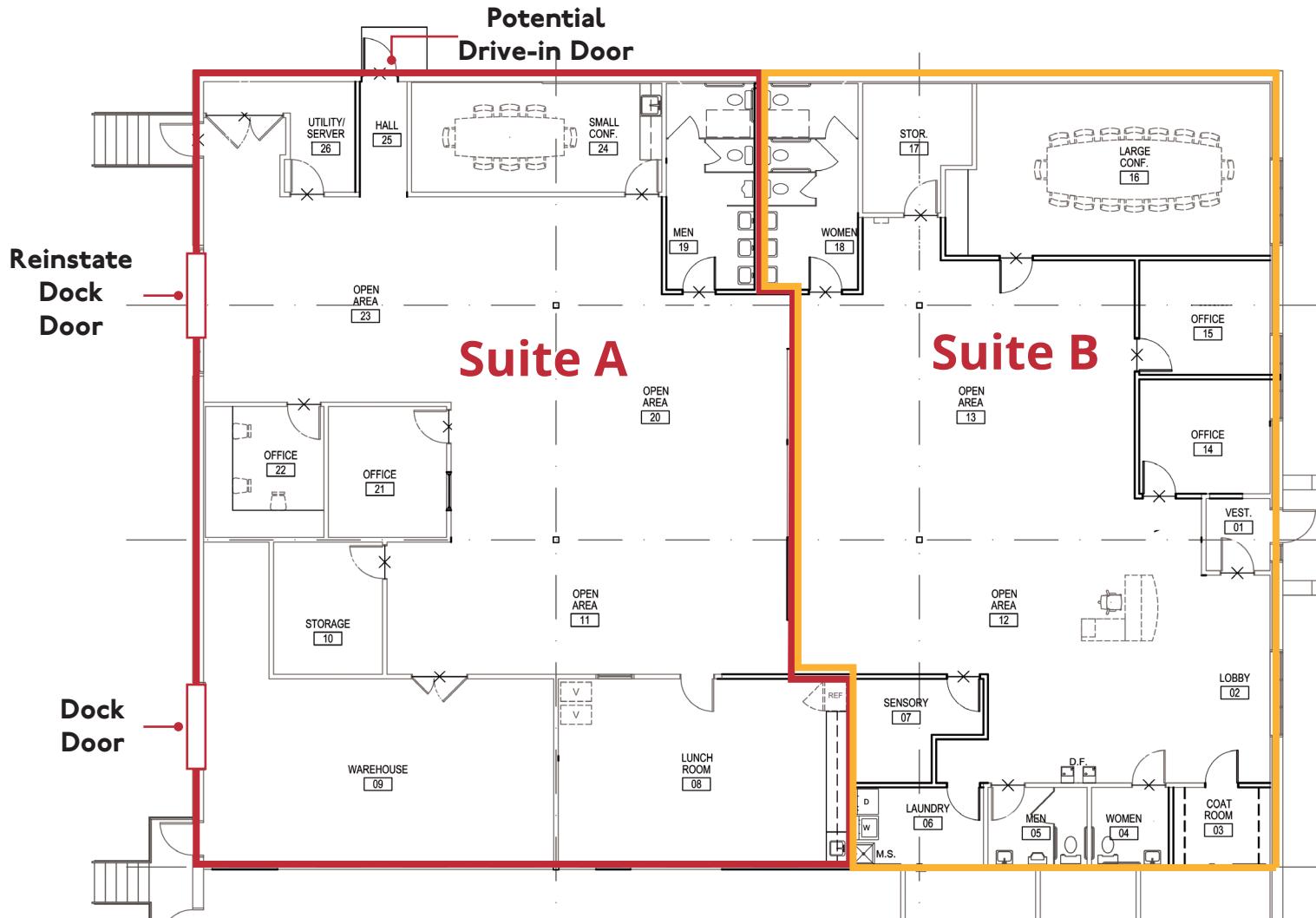
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Option 2 - Demised Warehouse



TOTAL RSF: 7,356 SF

Suite A: Approx. 3,678 SF*

Suite B: Approx. 3,678 SF*

*All square footages are approximate and need to be field verified



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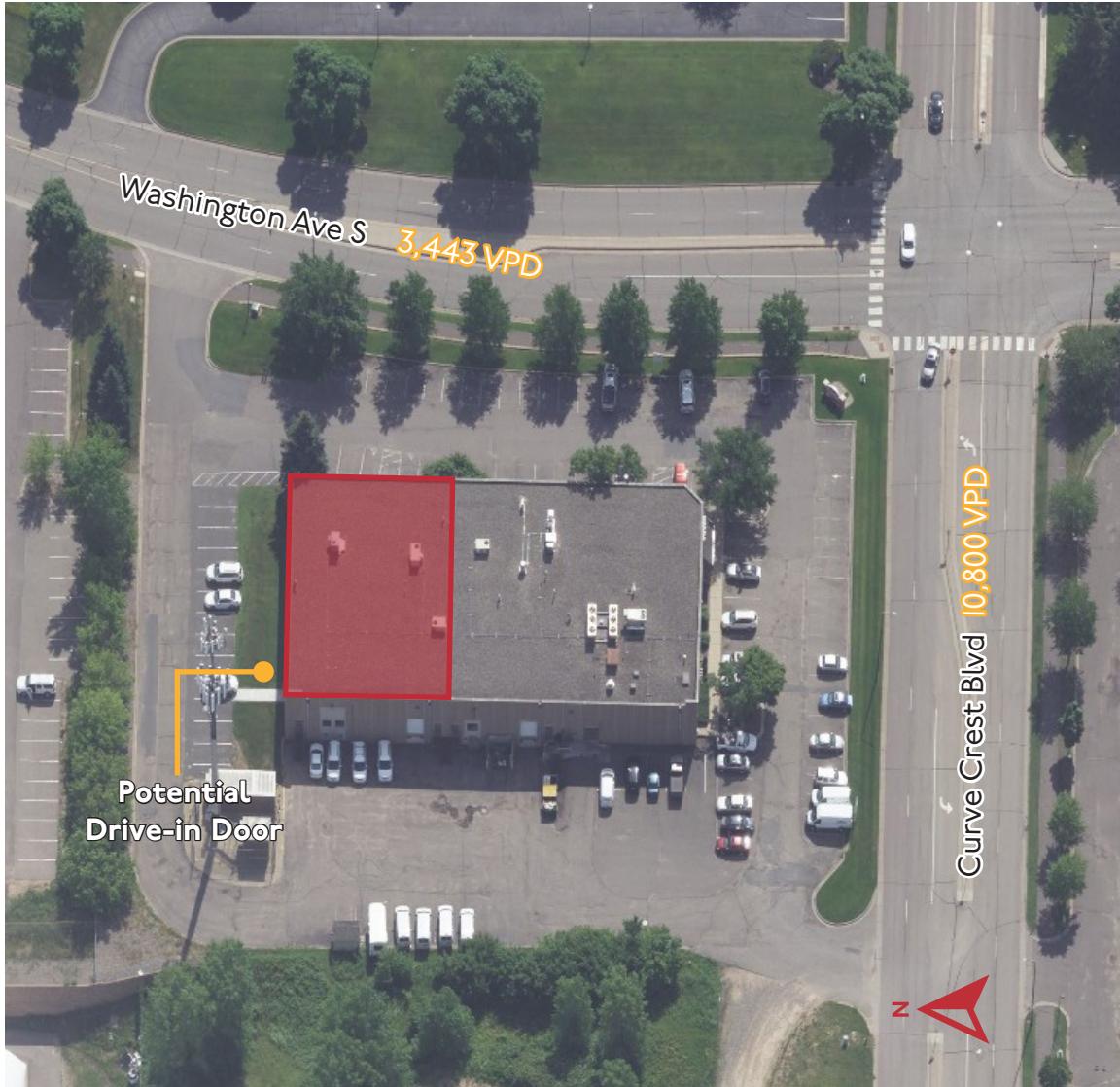
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