



SKYLINE PROFESSIONAL BUILDING

➤ **Professional, Medical, Financial
Office Space**
371 - 4,425 SF available

Special Features

- ✓ Renovated Common Areas
- ✓ Locally Owned & Managed
- ✓ Walkable Ammenities

FOR LEASE

**12940 HARRIET AVE S
BURNSVILLE, MN 55337**



Jessica McMahon, President



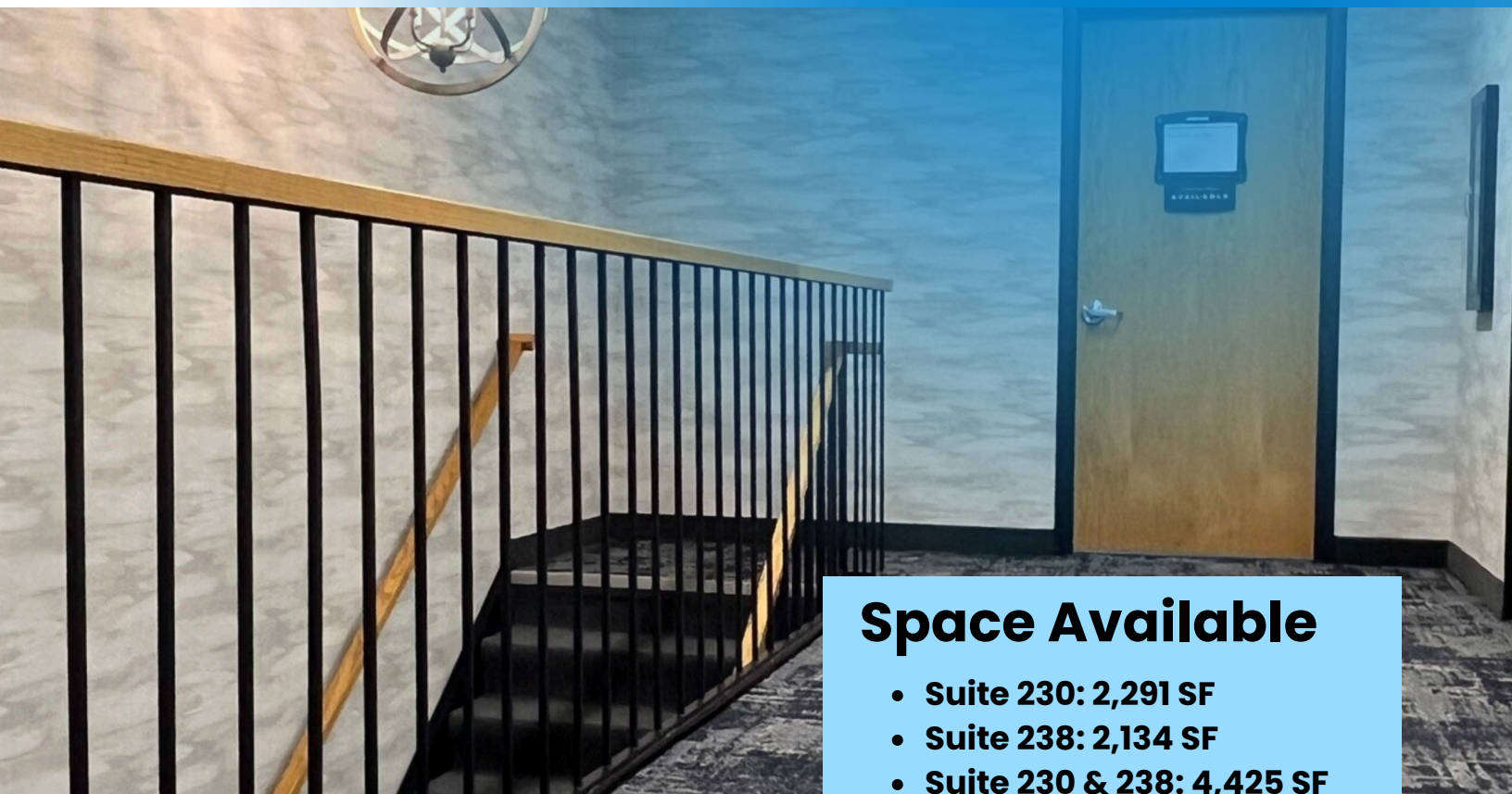
612-440-7866



skylinebuildingmanager@gmail.com

12940 Harriet Ave S, Burnsville, MN

PROPERTY OVERVIEW



*Located in the
"heart of the city"*

Space Available

- Suite 230: 2,291 SF
- Suite 238: 2,134 SF
- Suite 230 & 238: 4,425 SF
contiguous
- Suite 260A: 371 SF
- 2026 CAM/Tax :\$10 pSF
- Lease Rate: \$13 pSF

Highlights and Features

- Direct parking lot access to both levels
- Exceptionally clean, locally owned & managed
- Recently renovated common areas
- Shared conference room
- Several offices are built out
- Suites available with kitchenettes
- Walking distance to banks, restaurants, coffee, and convenience store
- 13 Minutes to Airport & Mall of America
- Less than 20 Minutes to both Minneapolis & St. Paul
- Parking: 4/1000 - 2 parking lots
- Zoning: HOC-2



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