

6420 FLYING CLOUD DRIVE | SUITE 200

EDEN PRAIRIE

SPACE AVAILABLE

Suite 200: 890 SF

RENTAL RATE

\$10.00/SF NNN

ESTIMATED OPERATING EXPENSES

CAM & Insurance: \$5.07

Real Estate Taxes: \$1.93

Total: \$7.00

PROPERTY HIGHLIGHTS

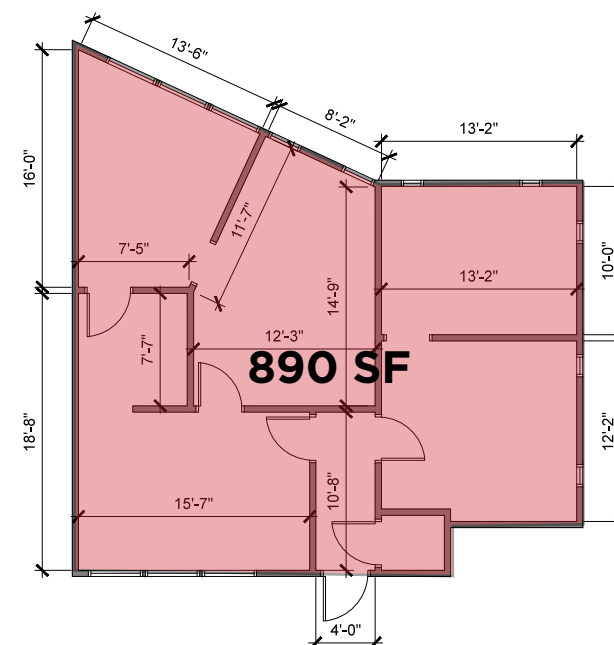
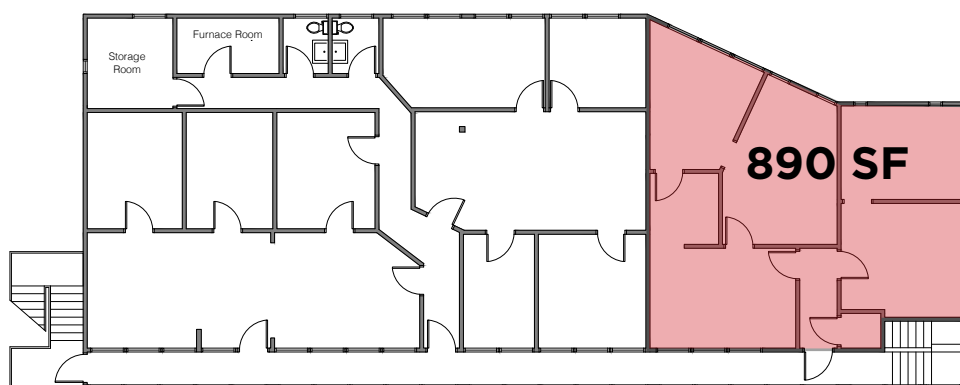
- Centrally located off of Highway 169 & 212
- 3-4 private offices with a reception area
- Tranquil location overlooking a pond
- Ample parking
- Close proximity to Eden Prairie Mall and other amenities
- Building signage permittable



SITE FEATURES

LOCATION	Flying Cloud Drive & Washington Avenue South
BUILDING SIZE	5,972 square feet
BUILDING CLASS	B
YEAR BUILT	1969
NUMBER OF FLOORS	2

FLOORPLAN | SUITE 200



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