



101 Marketplace Professional Building

14115 James Road
Rogers, MN 55374

FOR LEASE
1,747 SF AVAILABLE



FEATURES:

- 1,747 SF Retail / Office Space available in Rogers, MN
- Suite 305 includes 6 offices, Reception, Bathroom, & Small Waiting Area
- Digital reader board and building signage provides great visibility on Hwy 101
- Other tenants include TruStone Financial, Accorde Orthodontists, A Gentle Dental Care & Farmers Insurance.

Lease Rate
\$16.00 / psf NNN

Tax: \$5.59 / psf & Cam: \$6.22 / psf



FACTS:

- ▲ 10,472 SF Building constructed in 1998
- ▲ Traffic Counts - 44,000 VPD (Hwy. 101)
- ▲ 5-Mile Population (Rogers)
2020 Estimate - 38,980
2025 Projection - 41,566

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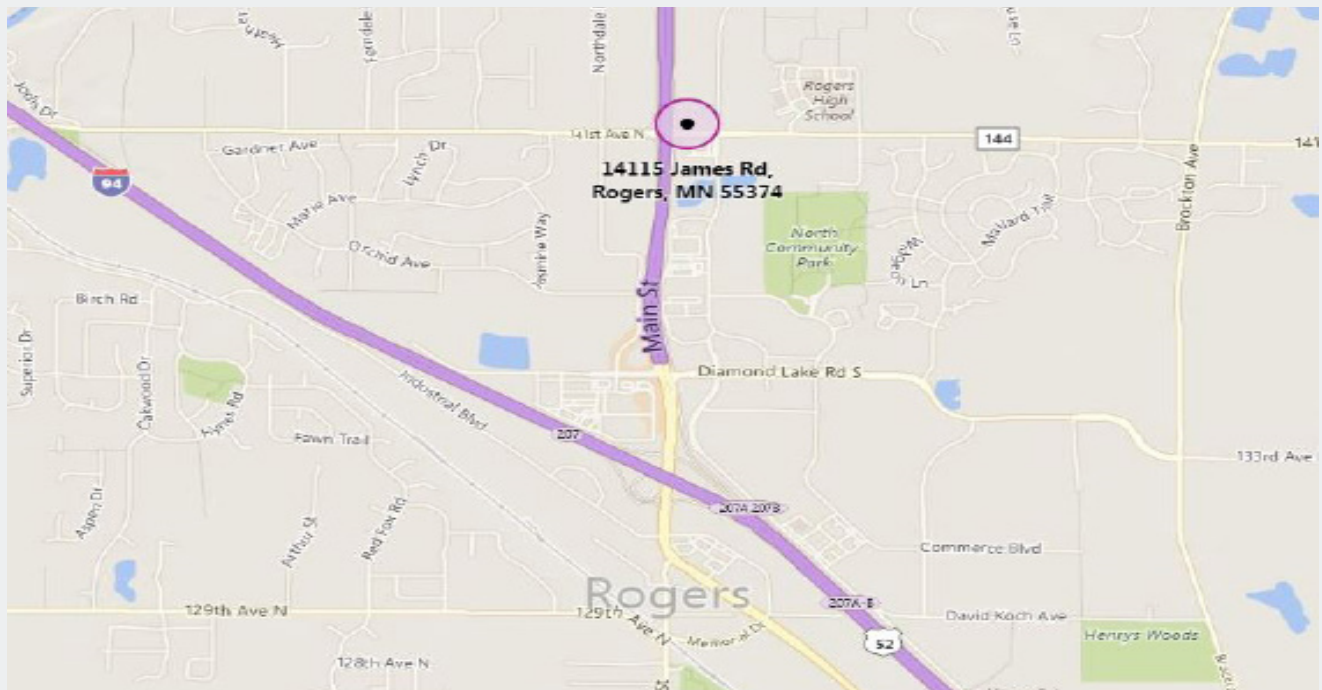
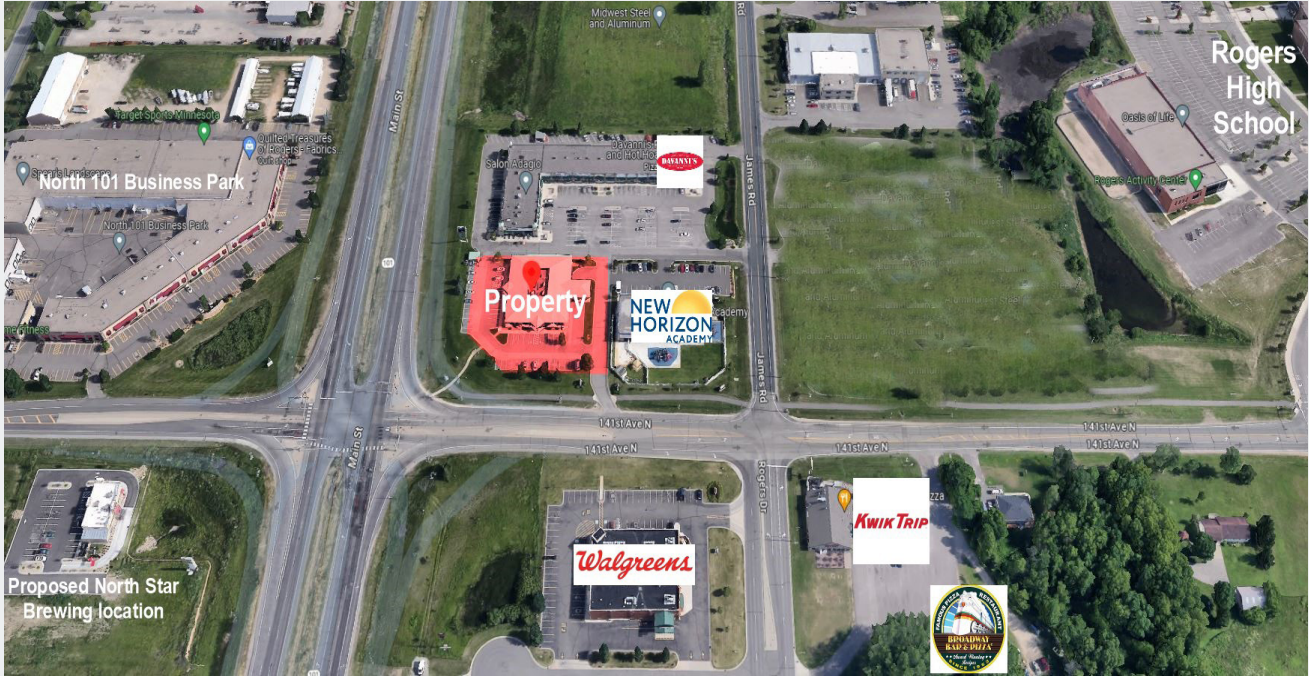
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Arrow Companies
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Maple Grove, MN 55369

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AERIAL & MAP

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SITE PLAN

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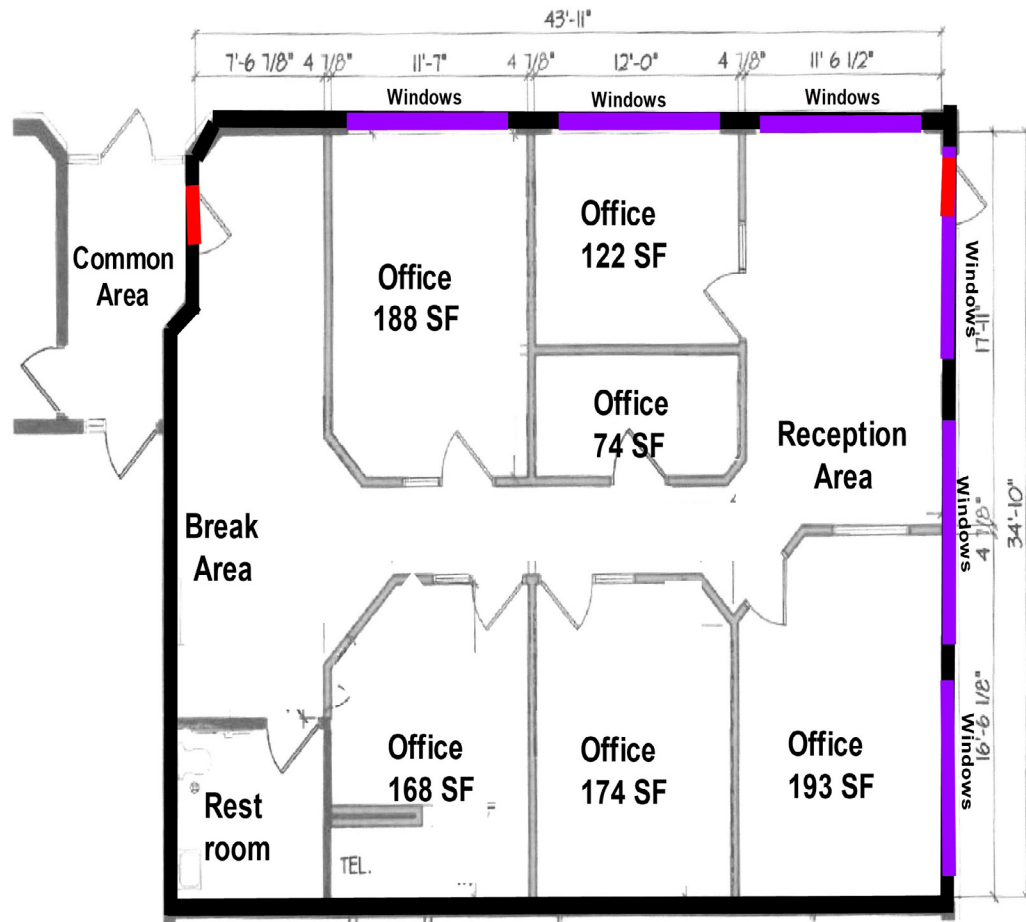
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FLOOR PLAN

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PHOTO GALLERY

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Front Entrance View



Lobby Area



Lobby Area



Open Office Area



Front Office Area



Kitchenette

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