

FOR SALE OR LEASE

11180 86th Ave N | Maple Grove, MN 55369

**22,748 SF AVAILABLE
ON 5.70 ACRES**



[CLICK HERE FOR PROPERTY WEBSITE](#)

CONTACT:

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PROPERTY FEATURES

11180 86th Ave N | Maple Grove, MN 55369

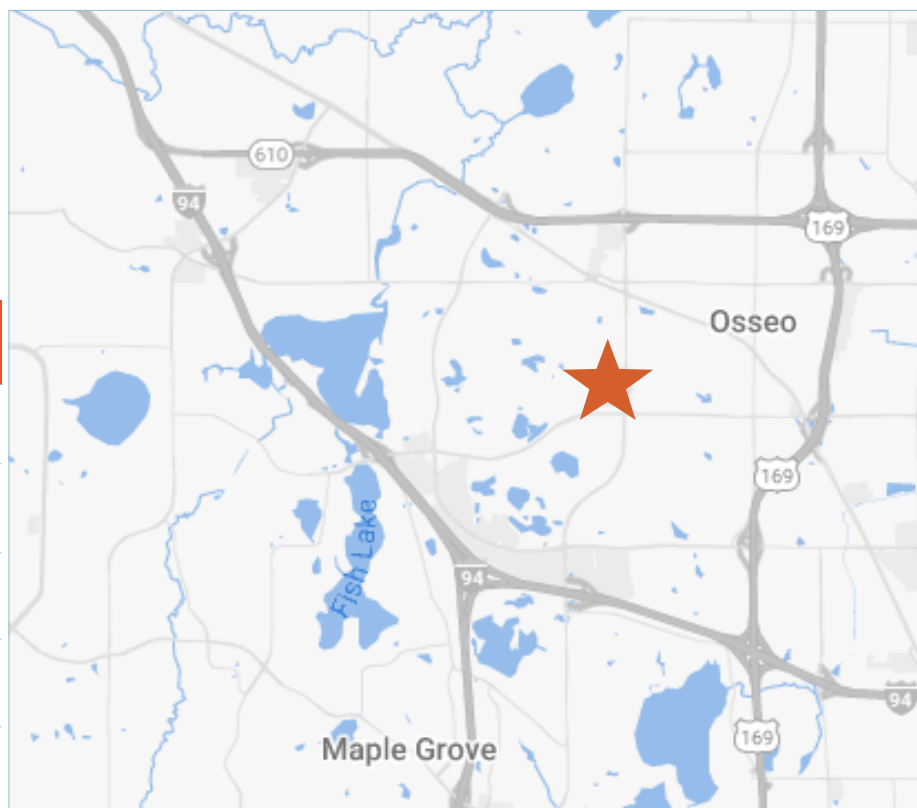
Building Information

Building Size	22,748 SF
Property Size	5.70 Acres
Year Built	2003
Loading	9 Drive-in Doors, 2 Dock Doors
Power	1400 Amps, 277/480 Volt Service
Zoning	PUD-Planned Unit Development District

Details

Sale Price	Negotiable
Building Lease Rate	Negotiable
Outside Storage Rate	Negotiable
2024 Taxes	\$76,252.38 \$4.32/SF
Date Available	Immediate Occupancy

- Outside storage is an approved use
- Fully fenced and secured lot
- Flexible zoning allows multiple uses
- Approximately 4,000 sq. ft. freezer space
- Truck wash bay



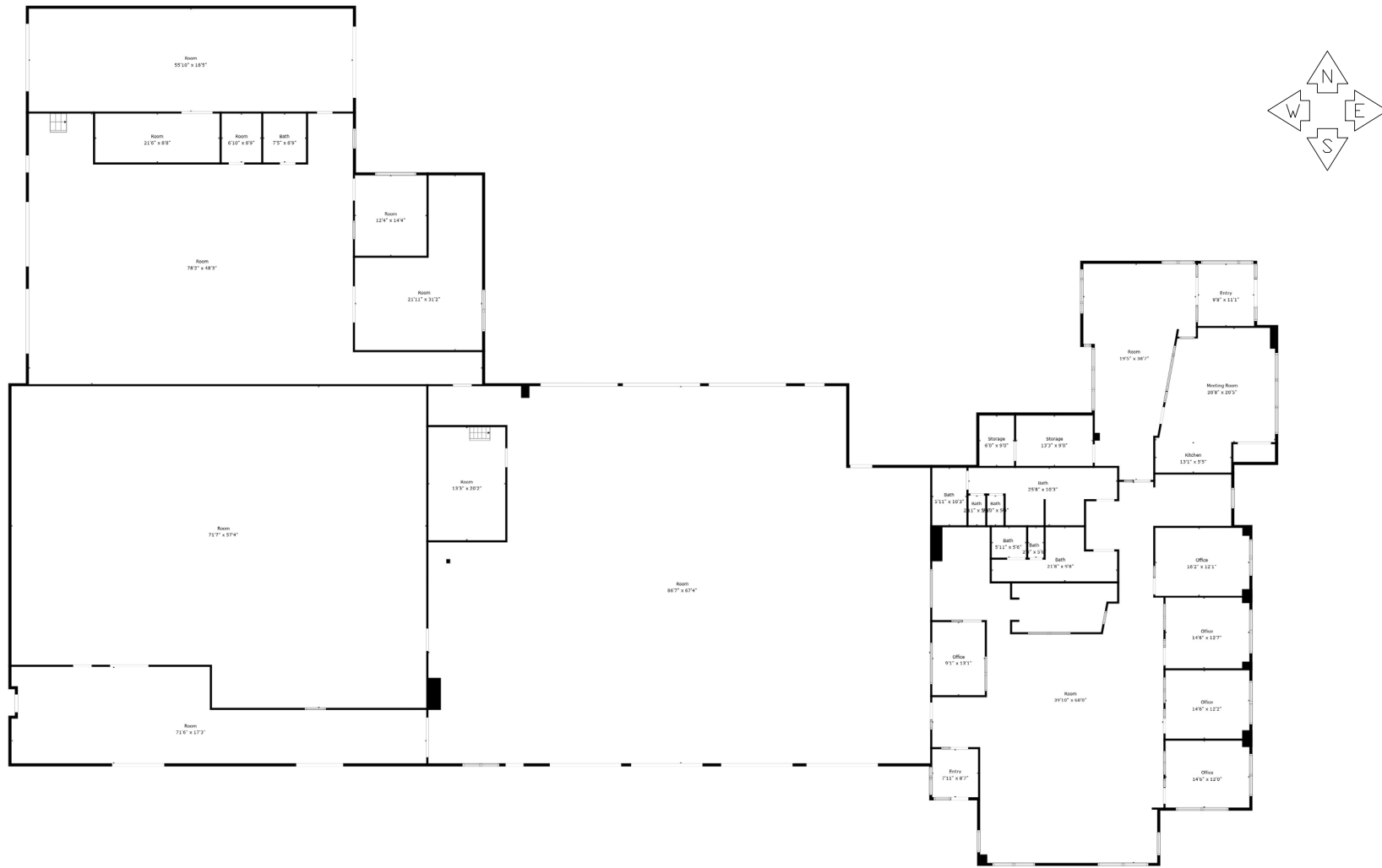
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FLOOR PLAN

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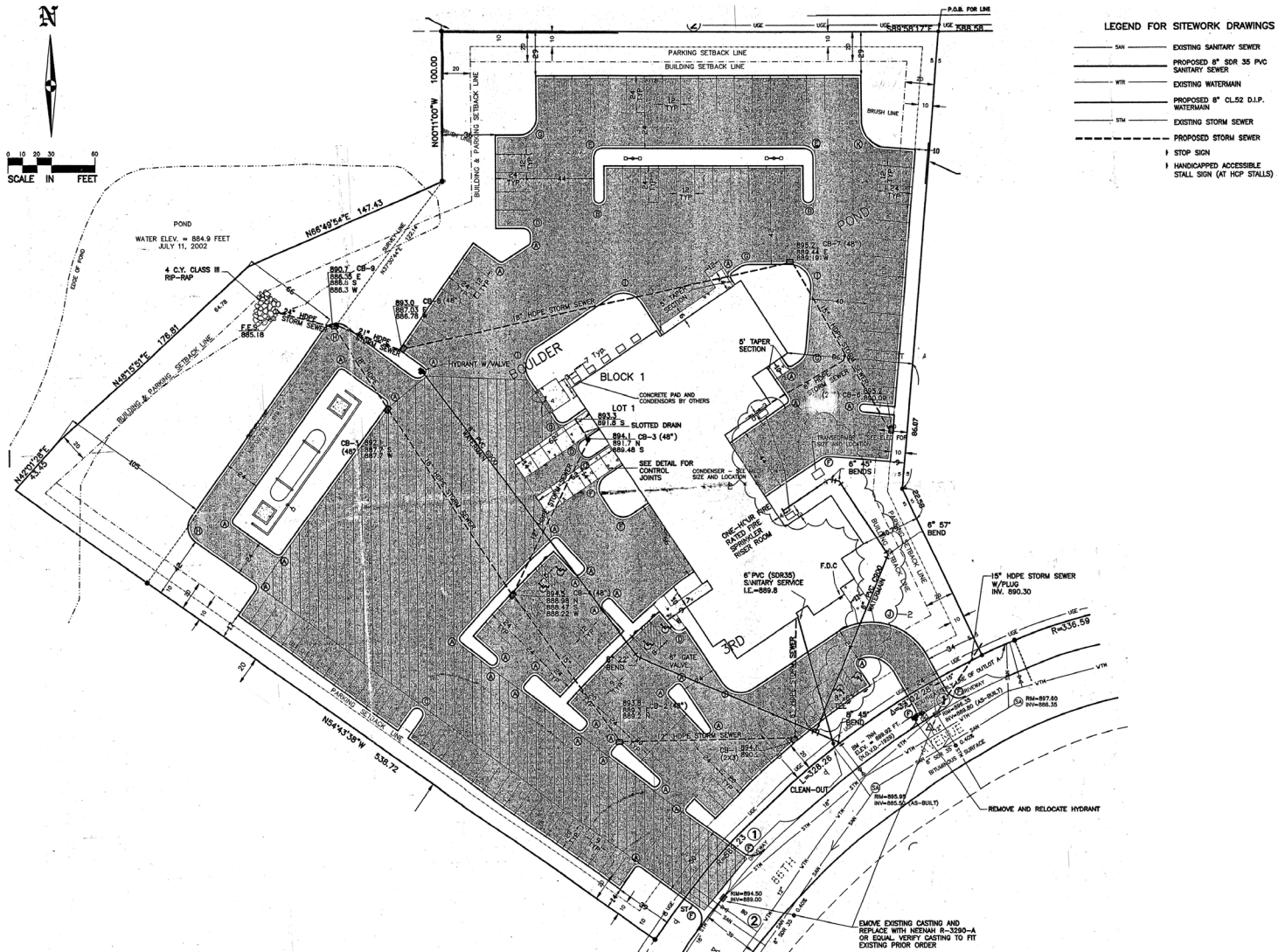
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SITE MAP

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AERIAL VIEW

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PHOTOS

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DEMOGRAPHICS

11180 86th Ave N | Maple Grove, MN 55369



5,541

Total Businesses



89,633

Total Employees

KEY FACTS

192,287

Population

38.4

Median Age

2.7

Average Household Size

\$106,082

Median Household Income

This infographic contains data provided by Esri, Esri-Data Axle.

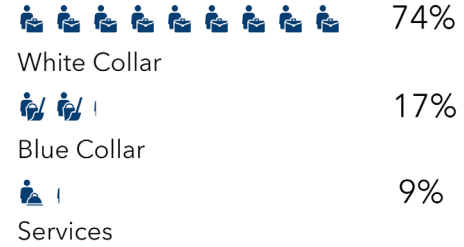
AGE PYRAMID



The largest group: 2024 Males Age 35-39
The smallest group: 2024 Males Age 85+

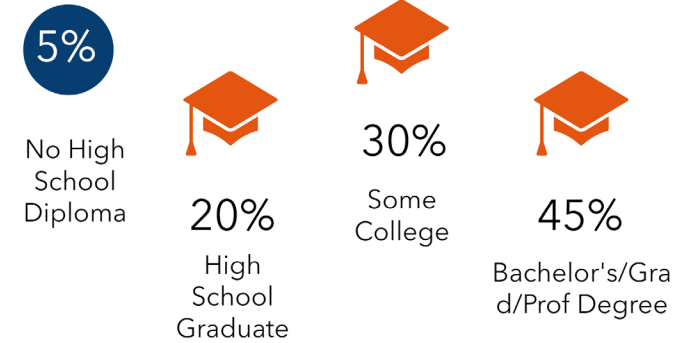
EMPLOYMENT & EDUCATION

EMPLOYMENT



3.3%
Unemployment Rate

EDUCATION



Data reported within 5 mile radius

The information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.

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