



GONYEA  
COMMERCIAL  
PROPERTIES

# CROWN BUILDING 4

1684 CLIFF ROAD EAST, BURNSVILLE MN 55337

## FOR LEASE!

Food, Gas Stations, & more just within a few miles!

1 Dock Door

3,400 Square Footage










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	<b>SPACE AVAILABLE</b>	<b>1684</b>
	<b>BUILDING SIZE</b>	<b>30,804</b>
	<b>OFFICE SQ. FOOTAGE</b>	<b>1,400</b>
	<b>WAREHOUSE SQ. FOOTAGE</b>	<b>2,000</b>
	<b>TOTAL SQ. FOOTAGE</b>	<b>3,400</b>
	<b>YEAR BUILT</b>	<b>1987</b>
	<b>CEILING CLEAR HEIGHT</b>	<b>18'</b>
	<b>RENTAL RATE</b>	<b>\$3,200/month (plus utilities)</b>
	<b>LOADING ACCESS</b>	<b>1 Dock Door</b>
	<b>AVAILABLE</b>	<b>August 1, 2023</b>

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## FLOOR PLAN

