

Chanhassen Lakes I

1341-1362 Park Road | Chanhassen, MN



Newmark
Knight Frank



CHANHASSEN LAKES I FLEX SPACE AVAILABLE FOR LEASE

FOR LEASE

PROPERTY HIGHLIGHTS:

- Up to 17,837 sf available
- Space is divisible to 4,000 SF
- Low rental rates and operating expenses
- Dock and drive-in loading
- 14' clear height
- Ample parking
- Easy access to Highway 5

For information, please contact:

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SITE INFORMATION:

Description 48,573 square feet total
Year Built 1983
Clear Height 14'
Zoning Light Industrial (M-1)

LEASE RATES:

Office \$8.75 psf
Warehouse \$4.75 psf

EST. CAM & TAXES:

\$1.29 psf - Tax
\$2.21 psf - CAM
\$3.50 psf Total

AVAILABILITY:

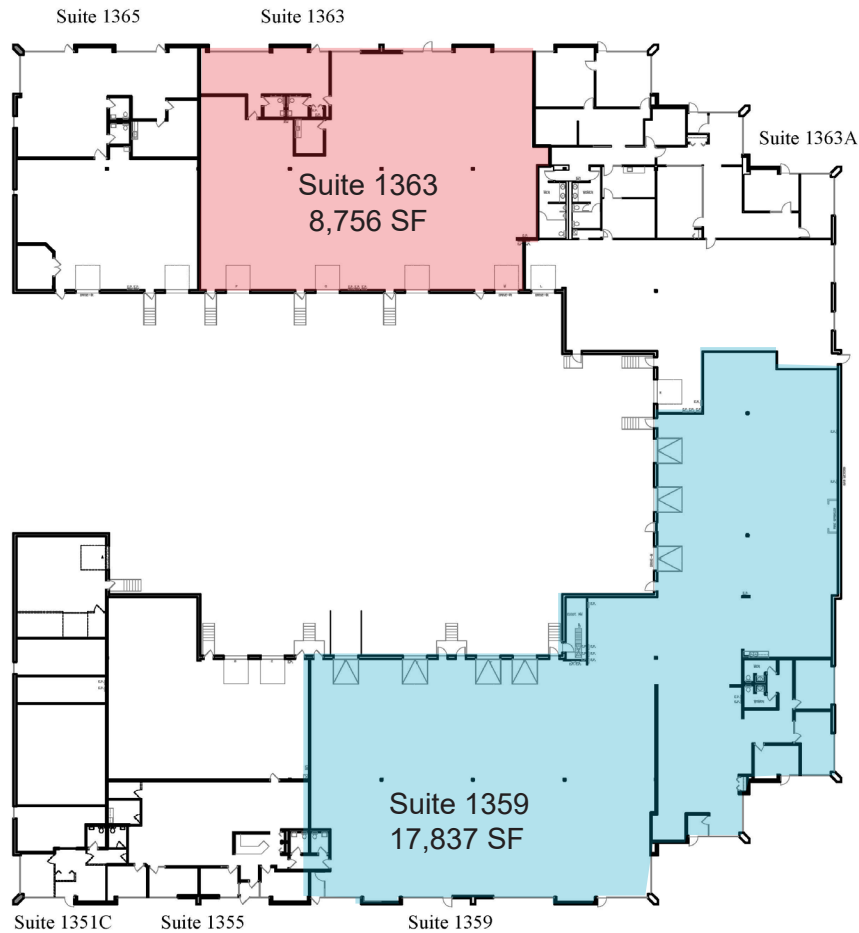
Suite 1359

Office 2,637 sf
Warehouse 15,200 sf
Total 17,837 sf
Five (5) docks
Two (2) drive-ins

Suite 1363

Office 983 sf
Warehouse 7,773 sf
Total 8,756 sf
Three (3) docks
One (1) drive-in

FLOOR PLAN



Full Building Plan
Scale: Not to Scale

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