

# FOR SUBLEASE

2855 Campus Drive | Plymouth, MN

**6,413 SF**



**Katie Trevena**

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# SUBLEASE SPACE FEATURES

2855 Campus Drive | Plymouth, Minnesota

## Building Information

Building Size 209,170 SF

Year Built 1994

Floors 6

## Sublease Terms

Rate Negotiable

Space Available 6,413 SF

Lease Available 09/01/2024

Lease Expiration 12/17/2025

Tax & Cam \$26.36



- Exceptional Class A Medical Office Building
- Conveniently located off Highway 55 and Highway 494
- Easily accessible to Highway 55, Highway 494 and I-394
- Space Available 09/01/2024
- Lease term through 12/17/2025
- Abundant surface parking adjacent to building
- On-site Emergency Department
- On-Site Same Day Surgery Center
- Connected to Interlude Restorative Suites
- Exterior patio and green space

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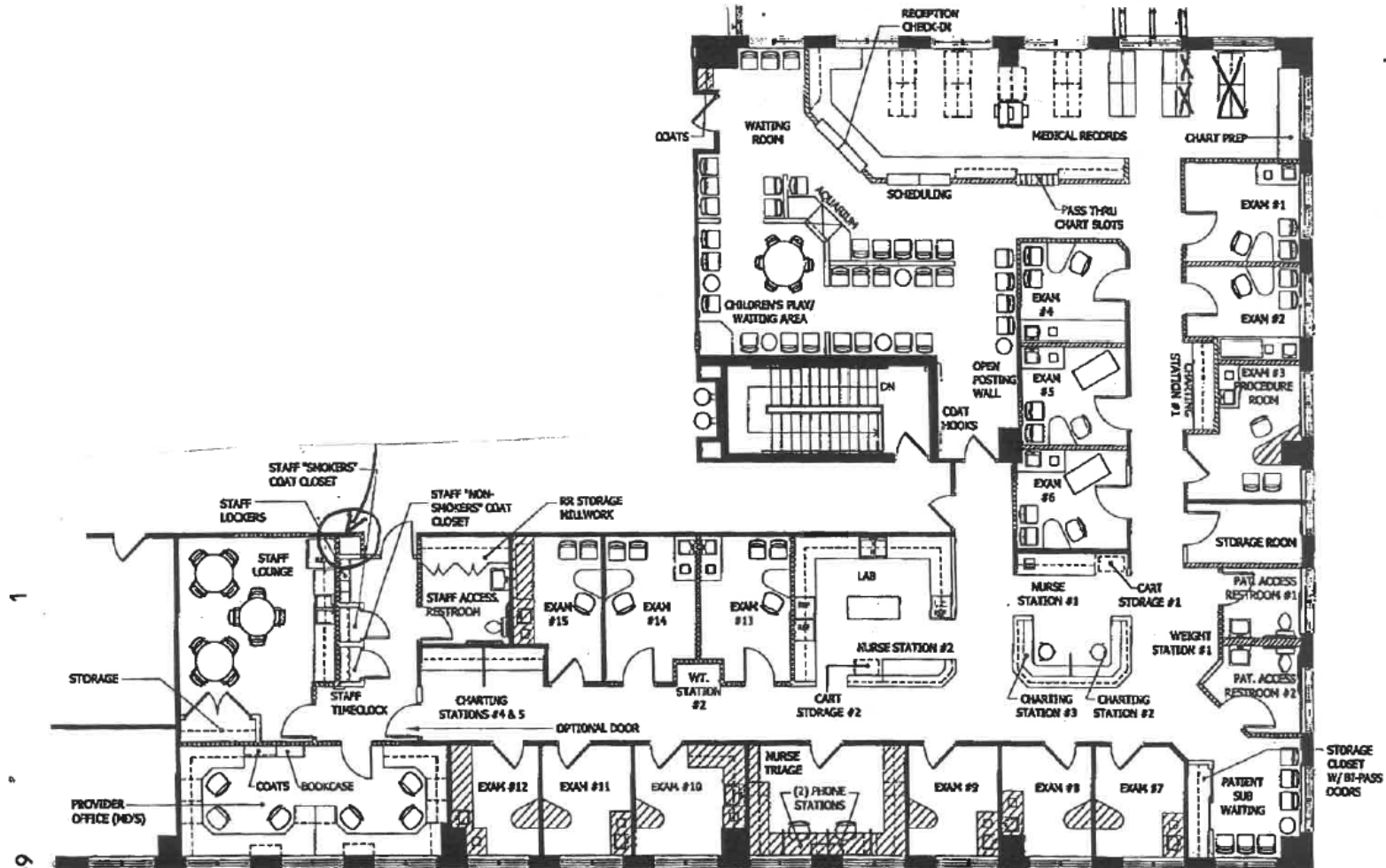
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# Suite 350 6,413 SF

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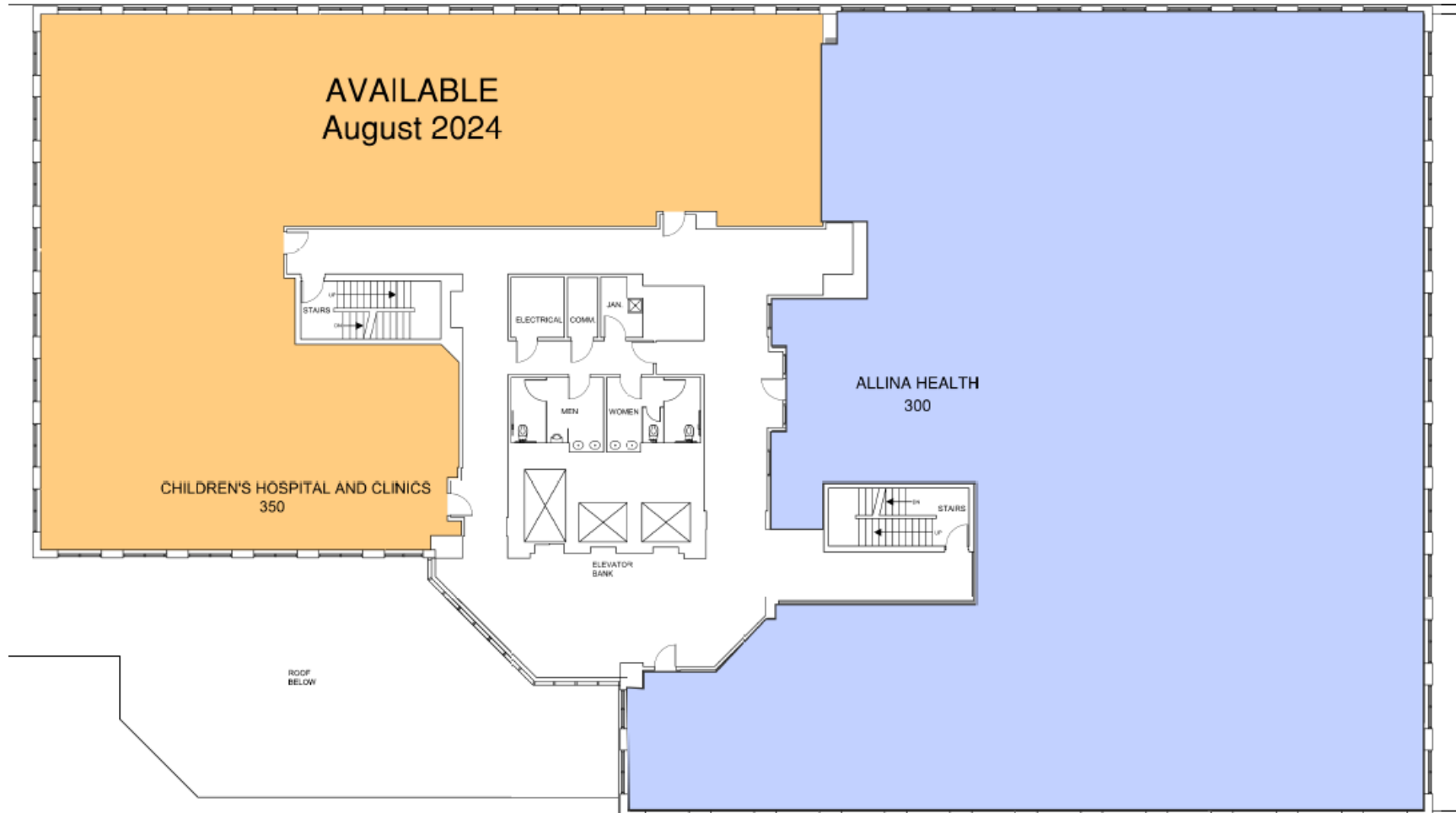
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# SUBLEASE SPACE PHOTOS

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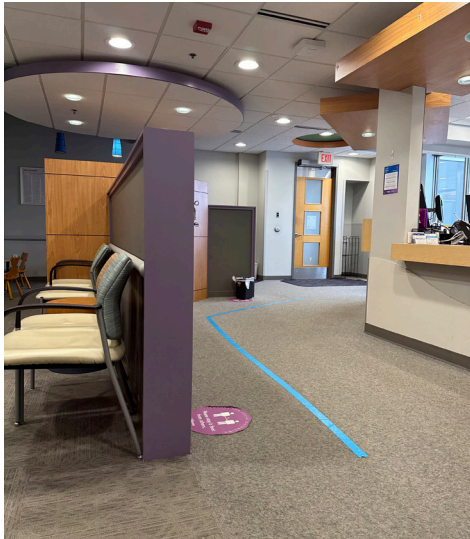
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# AERIAL VIEW

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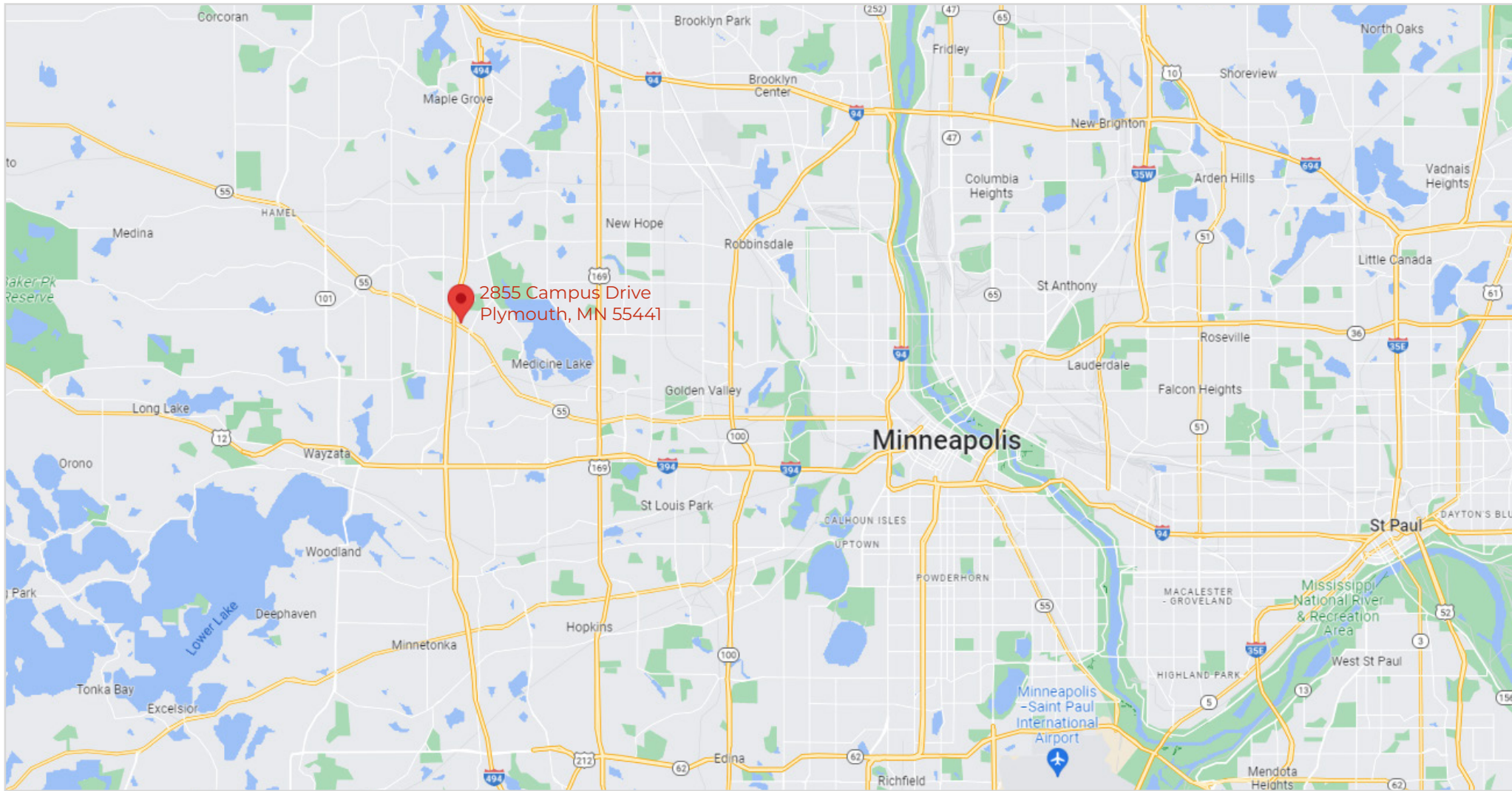
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# MAP

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# DEMOGRAPHICS

2855 Campus Drive | Plymouth, Minnesota

Within a 5-Mile Radius



7,466

Total Businesses



137,027

Total Employees

## KEY FACTS

173,971

Population

42.1

Median Age

2.4

Average Household Size

\$105,206

Median Household Income

This infographic contains data provided by Esri, Esri-Data Axle. The vintage of the data is 2022, 2027.

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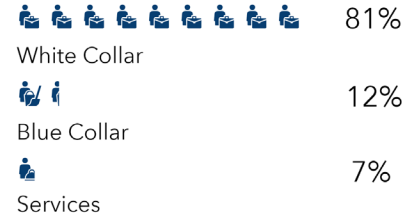
## AGE PYRAMID



The largest group: 2022 Females Age 60-64  
The smallest group: 2022 Males Age 85+

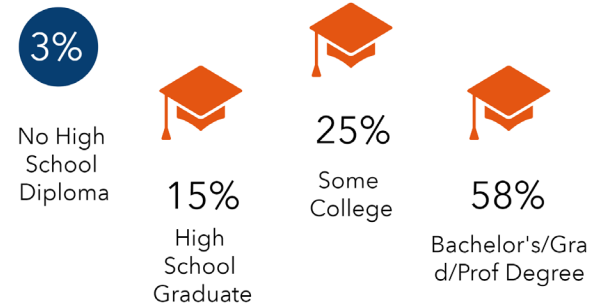
## EMPLOYMENT & EDUCATION

### EMPLOYMENT



2.5%  
Unemployment Rate

### EDUCATION



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