

63,221 SQ FT FREE-STANDING BUILDING FOR SUBLEASE!



7585 EQUITABLE DRIVE
EDEN PRAIRIE, MN 55344

SPACENETEQUITIES

Commercial Real Estate Solutions

JORDAN GREENBERG • 952-746-9600 • jordan@spaceneteq.com

SpaceNet Equities, LLC • 8100 Wayzata Blvd. • Golden Valley, MN 55426

spaceneteq.com

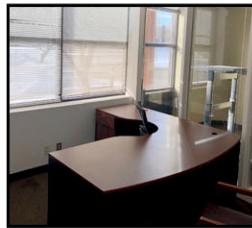
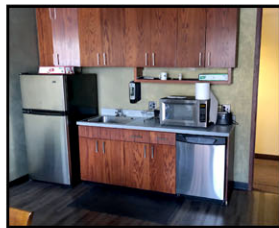
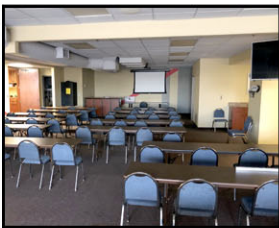
BUILDING INFORMATION

Total Available SqFt: 63,221 total (two levels)
Year Built: 1985
Lease Rate: \$10.50 net psf (office)
\$5.50 net psf (warehouse)
Real Estate Taxes: \$131,477.99 (\$2.08 psf)

Building Highlights:

- 10,250 sq ft of office/showroom space
- 7,338 sq ft of office space • 45,657 sq ft of warehouse space
- 7 loading docks • 2 drive in doors
- 20 foot clear ceilings in warehouse
- Excellent location with immediate access to I-494, Hwys 212, 169 and 62
- Close to Eden Prairie Mall retail and restaurants

Clean, architecturally modern office/showroom/warehouse facility, with large training room, conference rooms, exercise room with equipment, locker room with shower, 96 parking stalls, signage exposure to Valley View Rd.



SPACENET EQUITIES

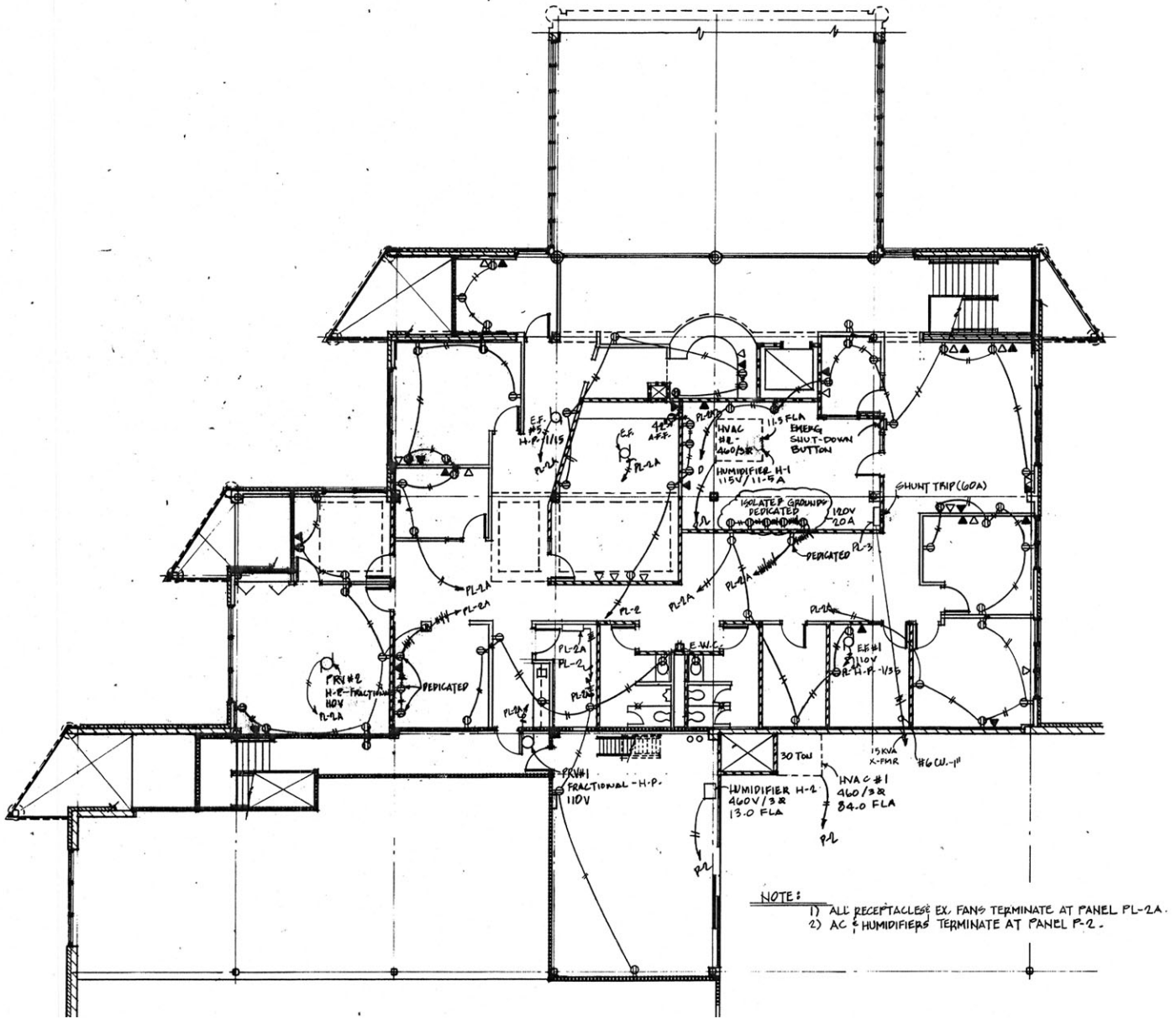
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FLOORPLAN | UPPER LEVEL OFFICE

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Eden Prairie, MN 55344



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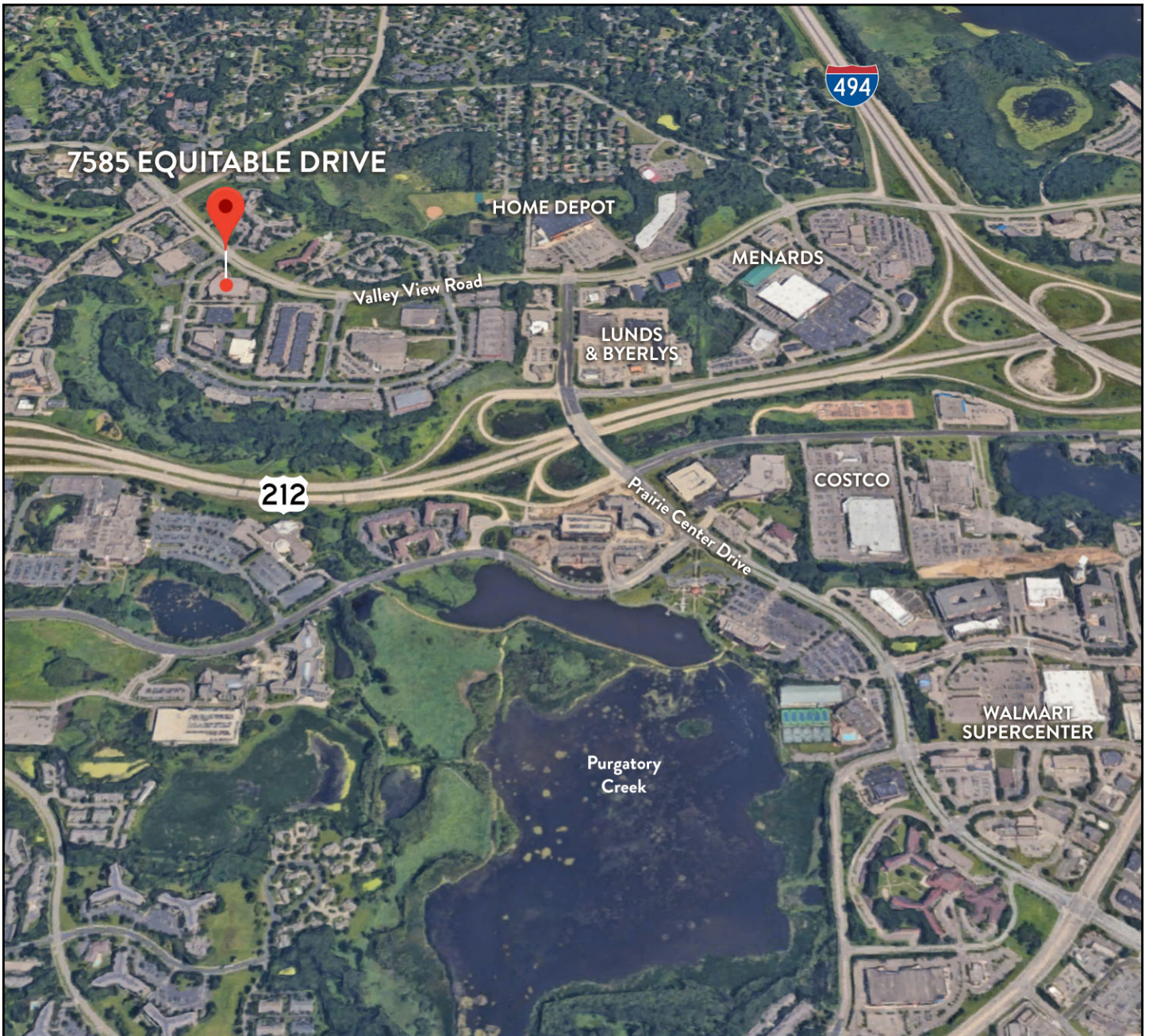
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SATELLITE SITE MAP



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