

Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

dellFIVE



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Property Highlights

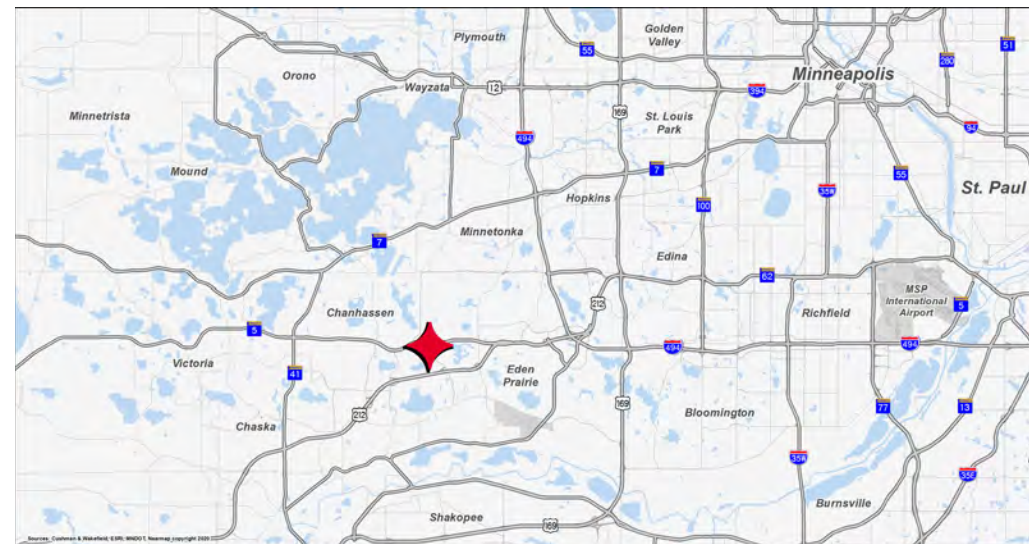
- Owned and managed by Link Industrial Properties
- Dell Five Business Park comprises of 464,204 total square feet in 9 buildings
- Easy access to I-494
- Endcap with good glassline
- 18' clear height
- Dock and grade level loading
- Excellent Hwy 5 visibility

Building Features

Total Square Feet	128,526 SF
Year Built	1996
Clear Height	18'
Lease Rates	\$10.00 PSF Office \$5.00 PSF Warehouse
2020 Tax & CAM	\$3.41 PSF Total
Utilities	Utility services to be separately metered and the responsibility of tenant, along with janitorial, trash removal, etc.
Power	400 amps, 277/480 Volt, 3phase

Vacancies

Suite	Total SF	Office SF	Warehouse SF	Loading
18640	13,798	3,548	10,250	2 docks
18674	9,011	3,053	5,958	1 dock
18684	22,890	11,873	11,017	1 dock
18674/18684	31,901	14,926	16,975	2 docks
18640/18684	36,688	15,421	21,267	3 docks
18640/18674/18684	45,699	18,474	27,225	4 docks



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

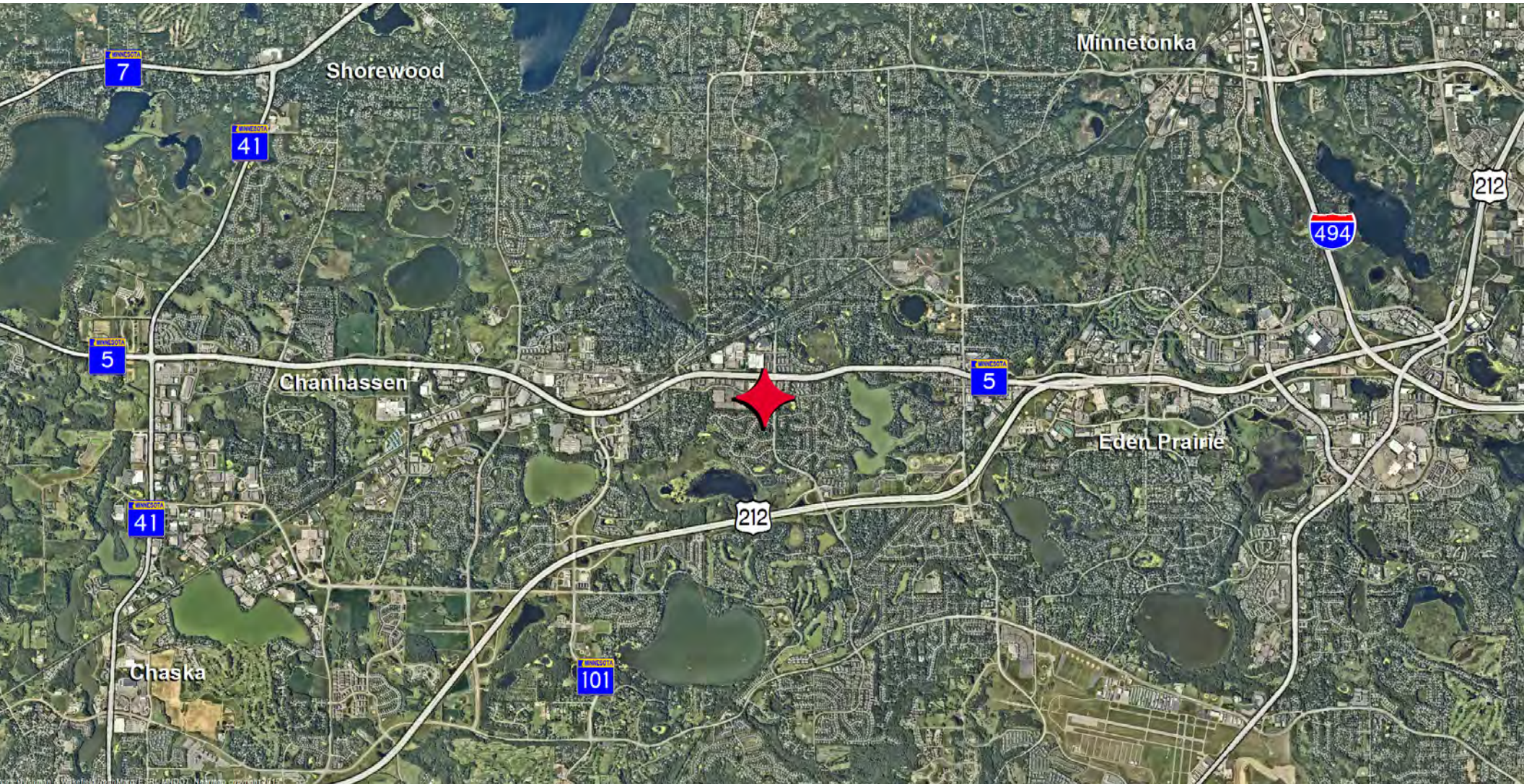
Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

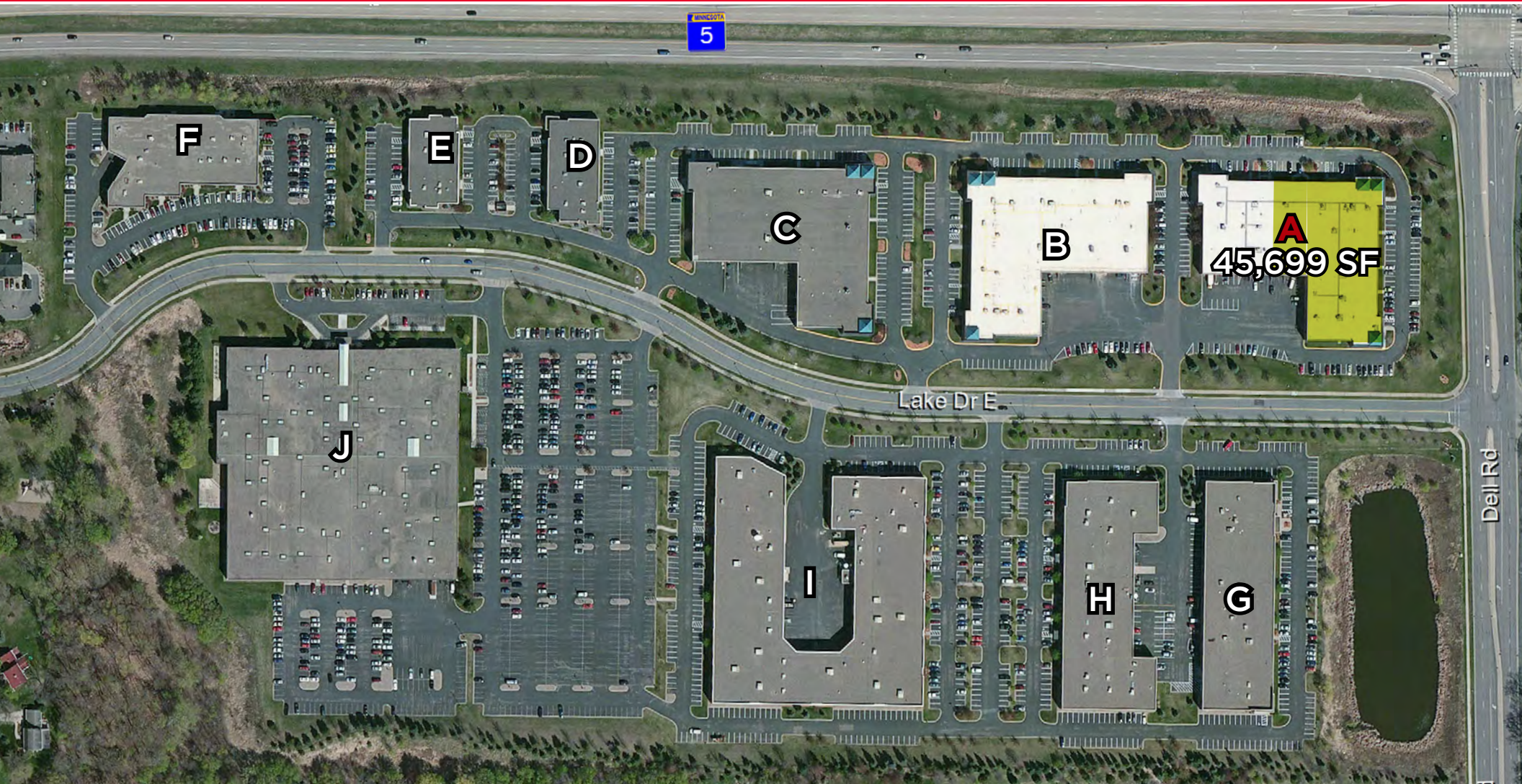
Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

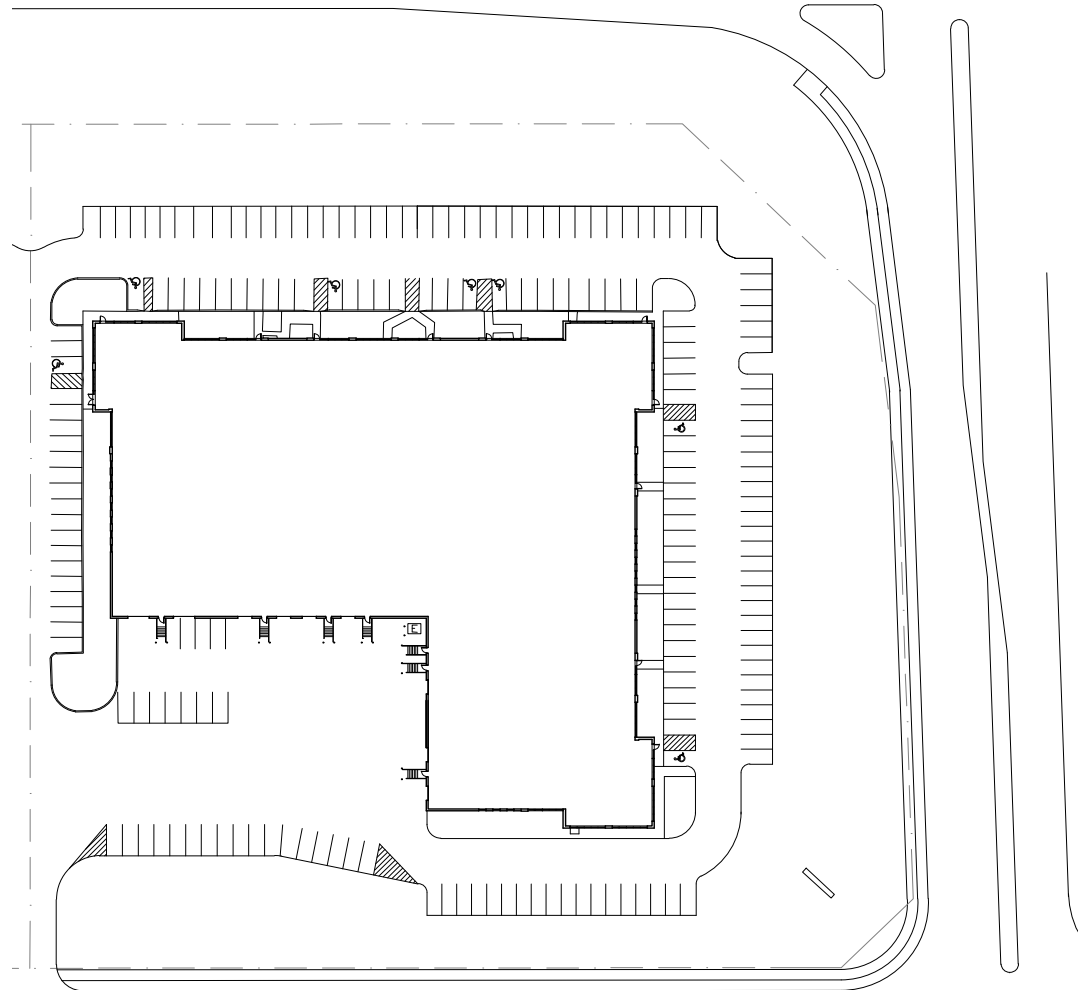
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Site Plan



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

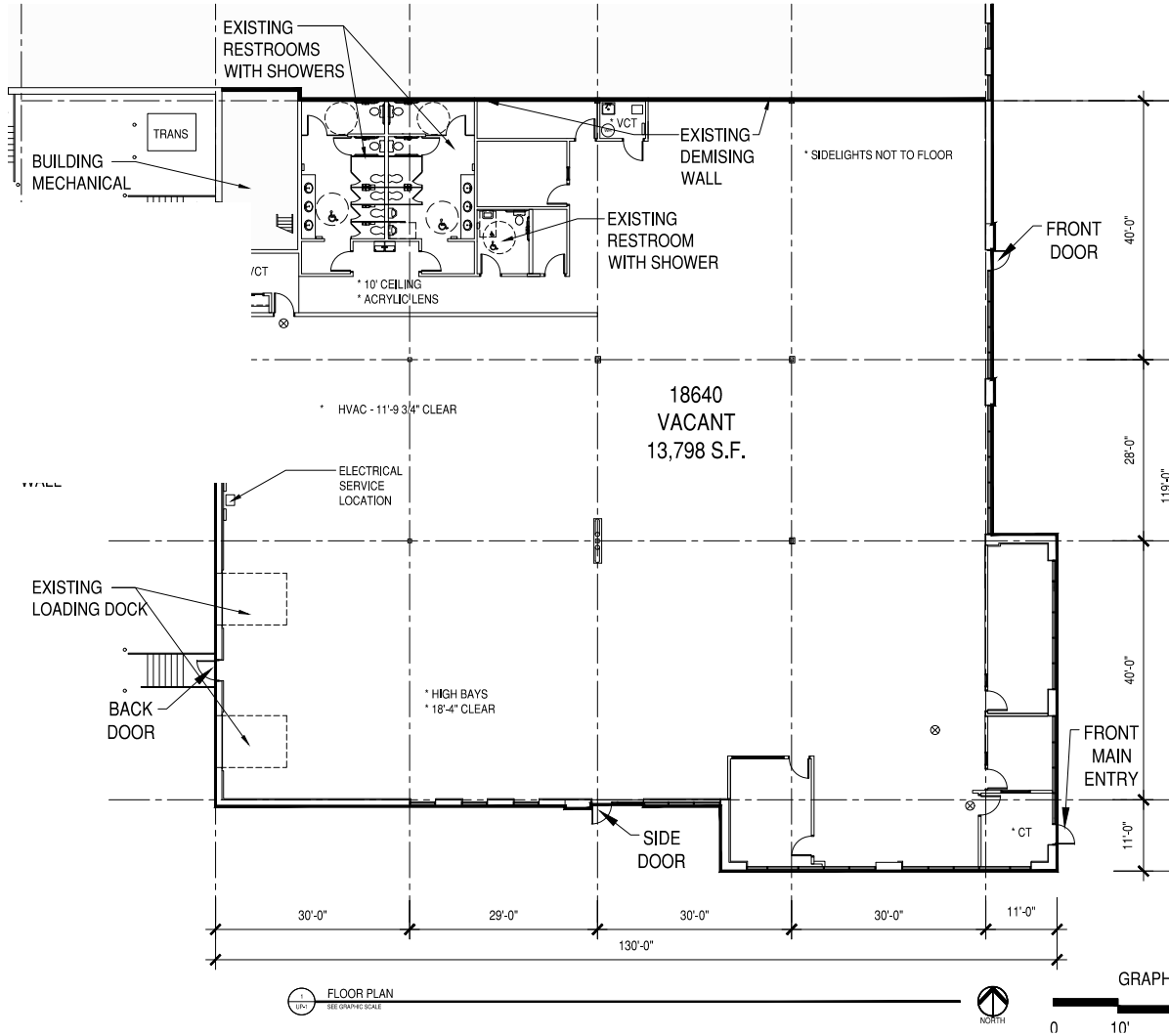
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Floor Plan Suite 18640



AS-BUILT UNIT PLAN

UNIT	AS OF	VERSION
18640	11/14/19	UP - 1

TENANT SUMMARY - AVAILABLE	
OFFICE	3,548 SF
WAREHOUSE	10,250 SF
TOTAL	13,798 SF

----- DASHED LINE INDICATES OFFICE/WAREHOUSE SEPARATION

For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

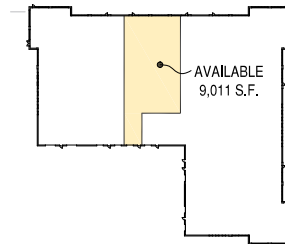
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



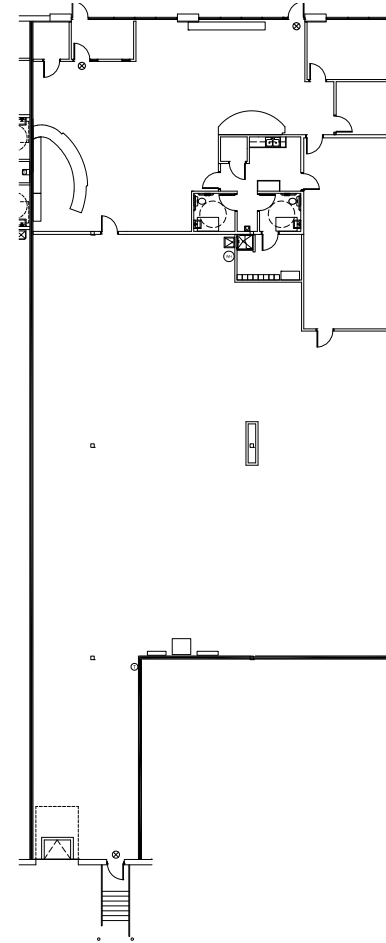
FOR LEASE

Floor Plan Suite 18674



BUILDING PLAN

TENANT SUMMARY	
OFFICE	3,053 SF
WAREHOUSE	5,958 SF
TOTAL	9,011 SF



FLOOR PLAN

For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

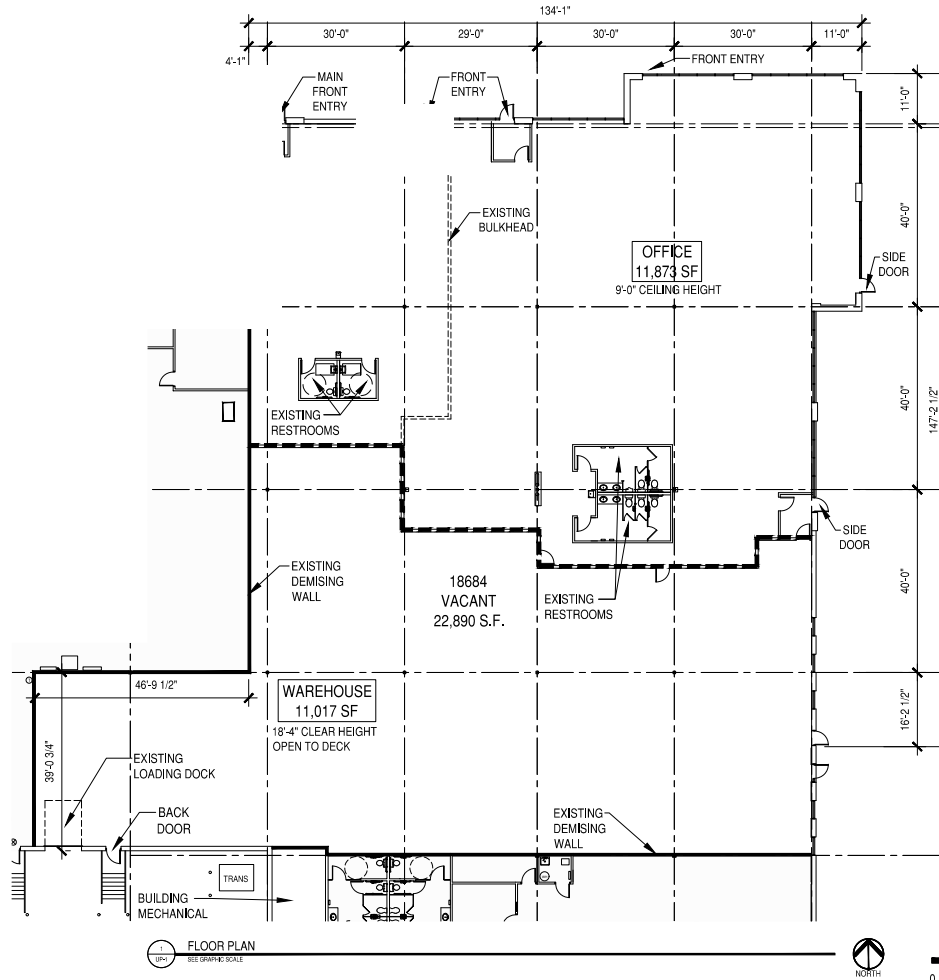
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Floor Plan Suite 18684



AS-BUILT UNIT PLAN

UNIT	AS OF	VERSION
18684	11/14/19	UP - 1

TENANT SUMMARY - AVAILABLE

OFFICE	11,873 SF
WAREHOUSE	11,017 SF
TOTAL	22,890 SF

----- DASHED LINE INDICATES
OFFICE/WAREHOUSE
SEPARATION

For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

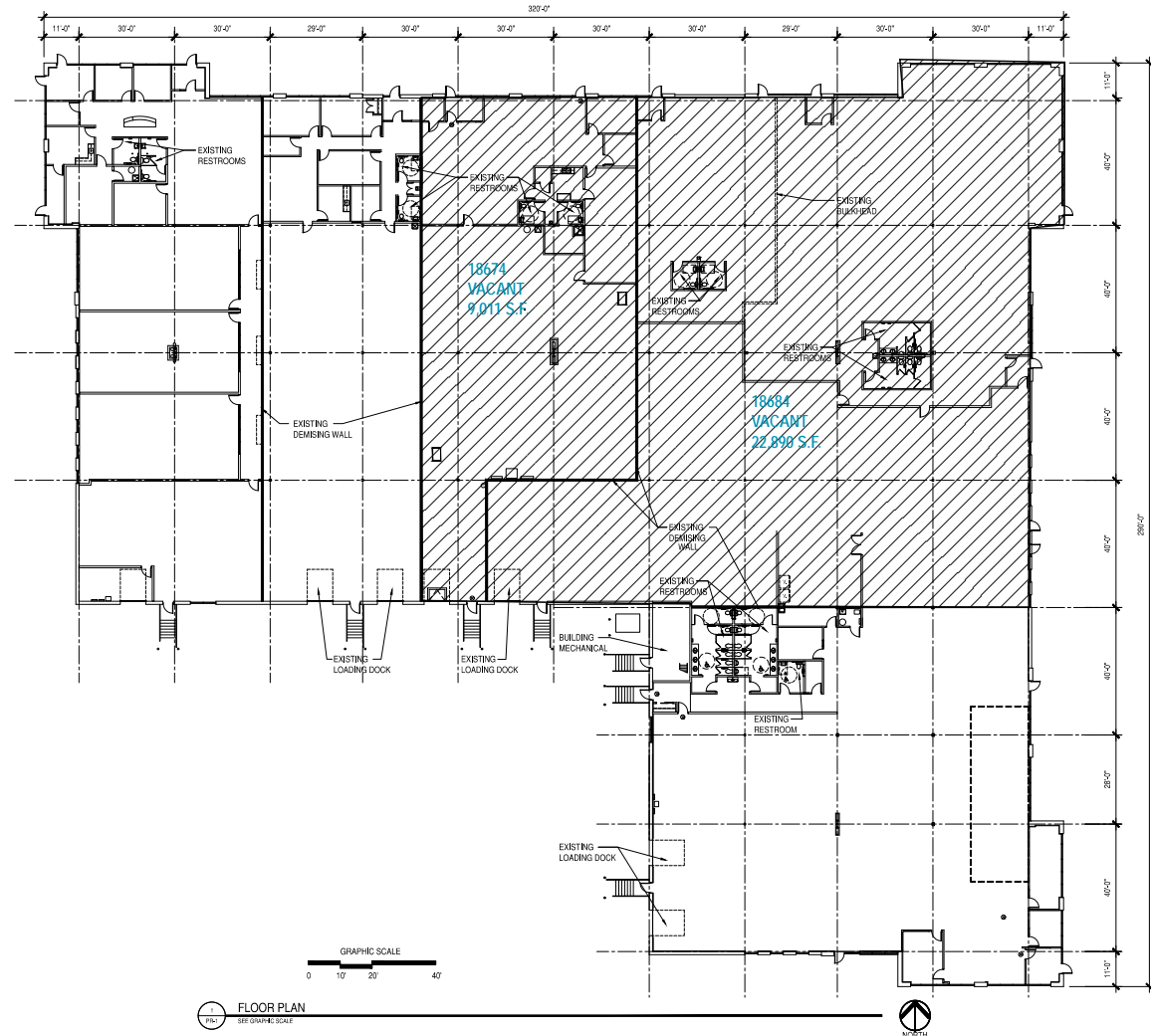
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Floor Plan Suites 18674 / 18684



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

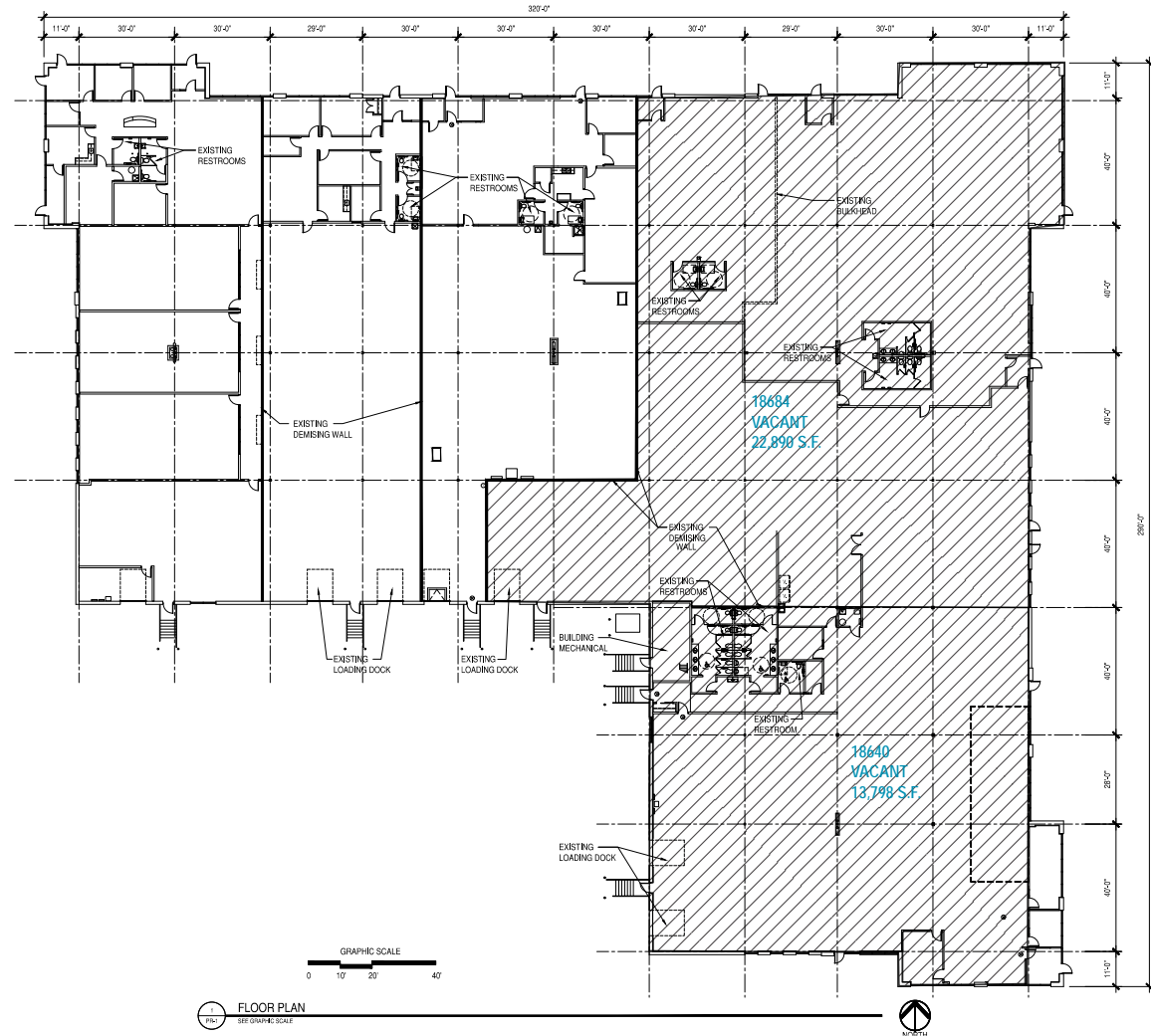
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Floor Plan Suites 18640 / 18684



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

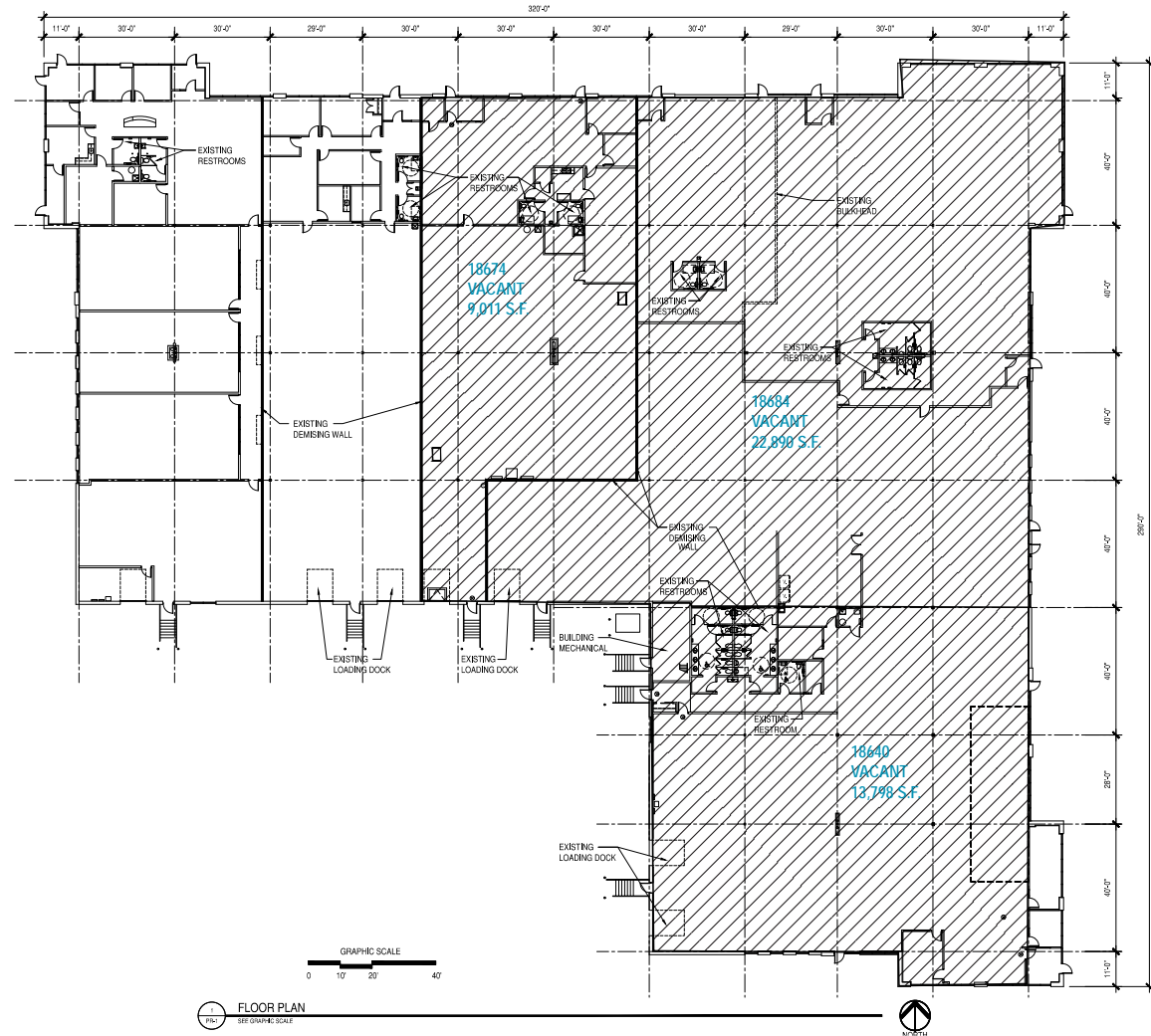
Dell Five A

18640-18690 Lake Drive East, Chanhassen, MN 55317



FOR LEASE

Floor Plan Suites 18640 / 18674 / 18684



For more information, please contact:

Kris Smeltzer
Executive Director
+1 952 837 8575
kris.smeltzer@cushwake.com

Hudson Brothen
Director
+1 952 893 8261
hudson.brothen@cushwake.com

Cushman & Wakefield
3500 American Blvd. W. Suite 200
Minneapolis, MN 55431
cushmanwakefield.com