



SUMMERHILL
Commercial Real Estate, LLC

FOR LEASE
CHANHASSEN PARK PLACE
7801 Park Drive, Suite G
Chanhassen, MN 55317



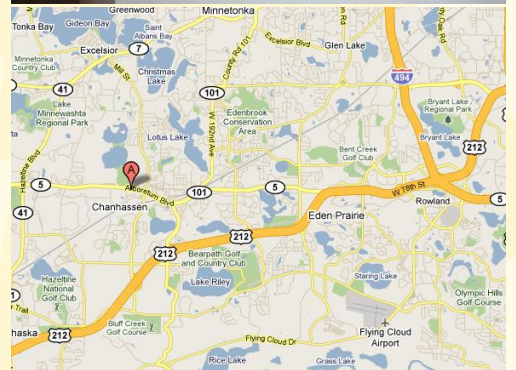
Option 1: 2,755 sf (1,370/1,385 sf office/warehouse).

Option 2: 2,517 sf (1,370/1,147 sf office/warehouse).

Base Rent: \$9.50/\$4.75 psf office/warehouse.

Estimated Tax & CAM: \$3.20 psf.

- Hard to find small bay office/warehouse space.
- Excellent Hwy 5 visibility offering prominent bldg signage opportunities.
- Air conditioning available in warehouse.
- 13.5' clear height.
- (2)- 10' x 10' drive in doors.
- 200 amps electrical service.
- Approximately 30,000 daily vehicle traffic on Hwy 5 (2017, MNDOT).
- Located (6) miles from I-494 via Hwy 5, (8) miles via the new Hwy 212.
- Located only (2) miles from the new Hwy 212 accessible at Powers Blvd.
- Located next to downtown Chanhassen w/many convenient amenities.



For more information, call or e-mail:

Joe Smith, 952-475-5122, jsmith@summerhillcommercial.com

Peter Kordonowy, 952-475-5135, peterk@summerhillcommercial.com

or visit our website at:

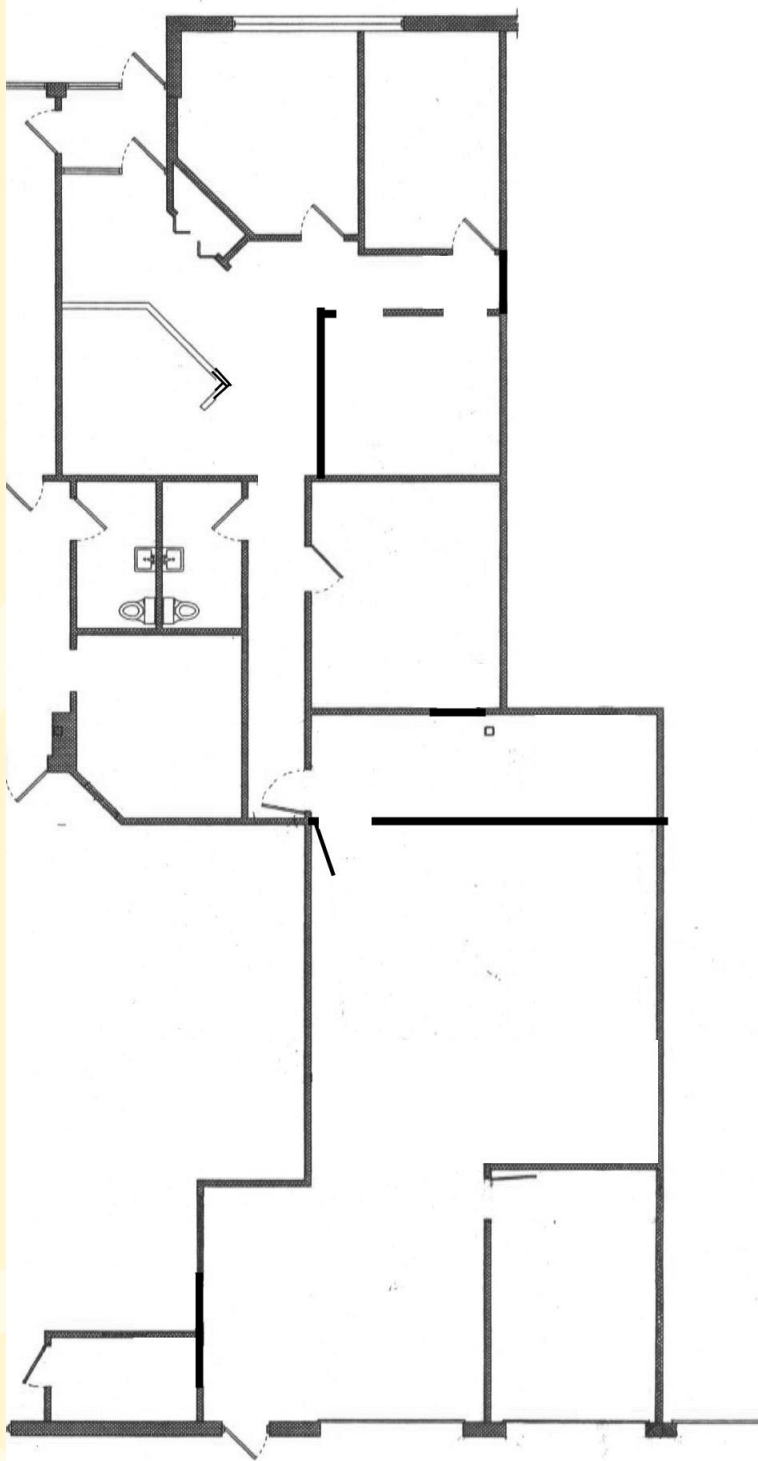
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