

Plymouth Business Center

3650 Annapolis Lane, Plymouth, MN



FOR LEASE



13 Building Development

Property Highlights

- Established business park with over 700,000 square feet of space
- Available suites range from 2,391 to 10,600 square feet
- Multiple product types including office/showroom, office/warehouse, and bulk/warehouse buildings
- Dock and drive-in loading
- Landmark visibility provides outstanding corporate identity and easy recognition for visiting clientele
- Exceptional access to I-494 via Highway 55 on the south and Rockford Road on the north
- Area amenities include childcare, retail shops, hotels and restaurants

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BUILDING INFORMATION

Building Size	58,944 SF
Year Built	1987
Clear Height	12'
Sprinklers	Yes
Parking	3/1,000
Lease Rates	\$11.00 PSF Office \$5.50 PSF Warehouse
2020 Tax & Cam	\$4.14 PSF Total

Property Information

- New roof, landscaping and interior finishes
- 13 building development totalling over 700,000 sf
- Expansion capabilities within the complex
- Locally owned, professionally maintained and operated
- Excellent access to I-494 via Highway 55 & Rockford Road
- Area Amenities include childcare, retail shops, hotels and restaurants

Space Available

Suite	Total SF	Office SF	Warehouse SF	Loading	Availability
120	3,726	3,191	535	1 drive-in	30 days
160	2,391	2,391	0	N/A	Now
190	10,692	6,884	3,808	2 drive-ins	Now

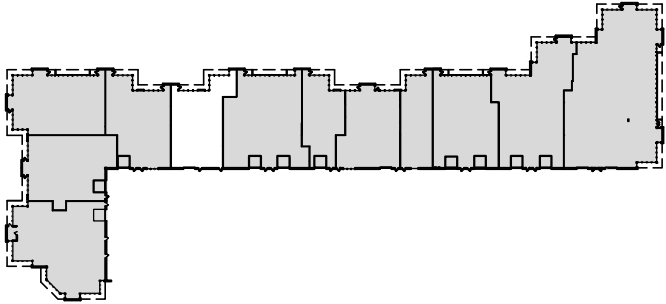
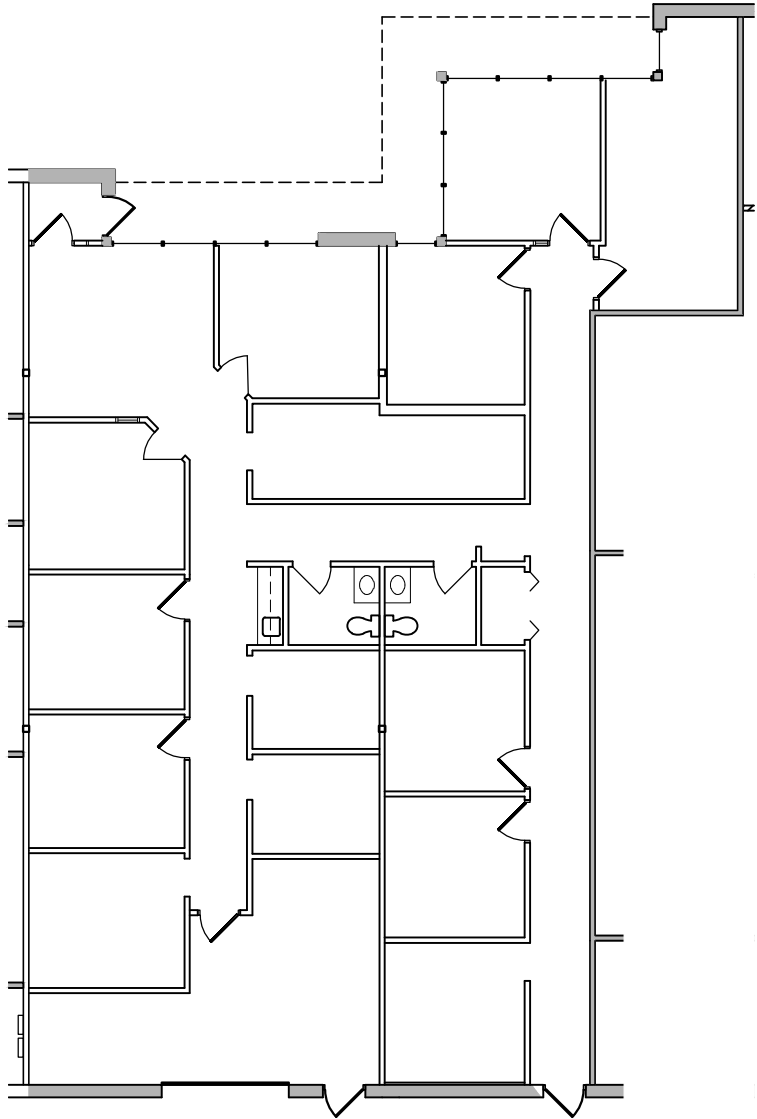
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Suite 120



AVAILABLE

SUITE 120

OFFICE	=	3,191 S.F.
WAREHOUSE	=	535 S.F.
<hr/> TOTAL	=	<hr/> 3,726 S.F.

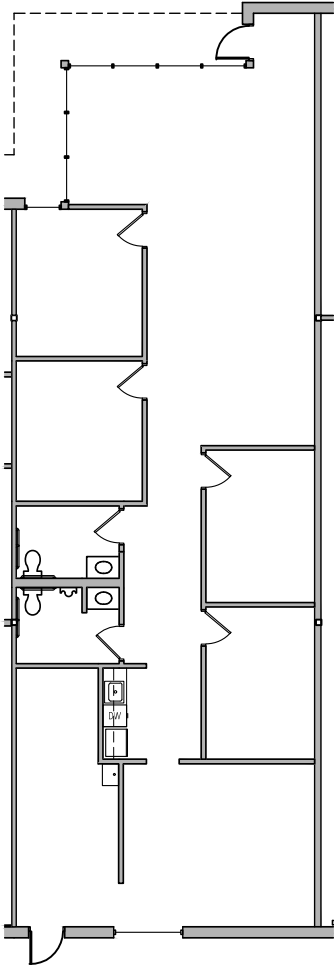
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FOR LEASE

Suite 160



AVAILABLE

SUITE 160

OFFICE	=	2,391 S.F.
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TOTAL	=	2,391 S.F.



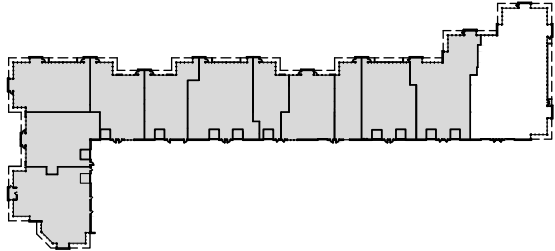
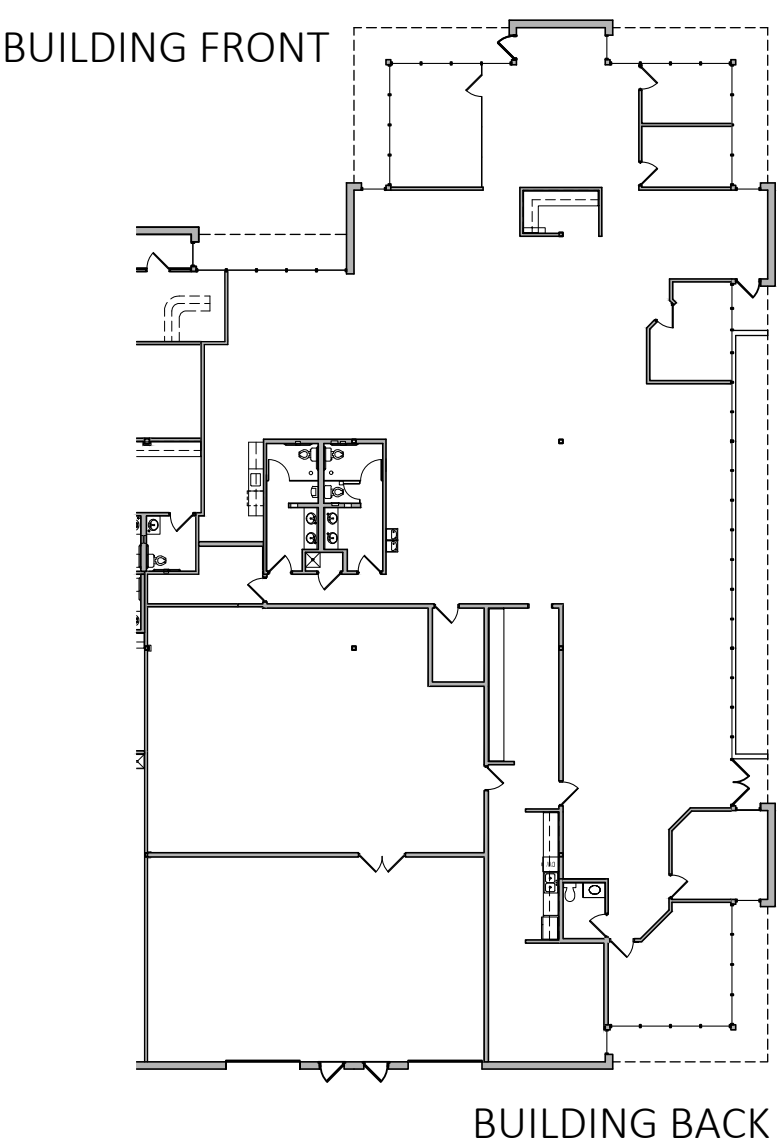
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Suite 190



AVAILABLE

SUITE 190

OFFICE	=	6,884 S.F.
WAREHOUSE	=	3,808 S.F.
TOTAL	=	10,692 S.F.



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FOR LEASE



Fernbrook Ln N

3405

Plymouth Business Center

Annapolis Ln N

3500

3550

3650

3750

3850

3700

3800

3900

3905

3955

494