

OFFICE SPACE FOR LEASE



1965 11th Avenue East | Maplewood, MN

FOR LEASE



BUILDING ADDRESS:

1965 11th Avenue E
Maplewood, MN 55109

BUILDING SIZE:

11,200 SF

AVAILABLE SPACE:

6,200 SF

LEASE RATE:

\$15.00/SF NET

EST. 2020 TAX & CAM:

\$7.56/SF - Tax
\$5.70/SF - CAM
\$13.26/SF - Total

PROPERTY HIGHLIGHTS

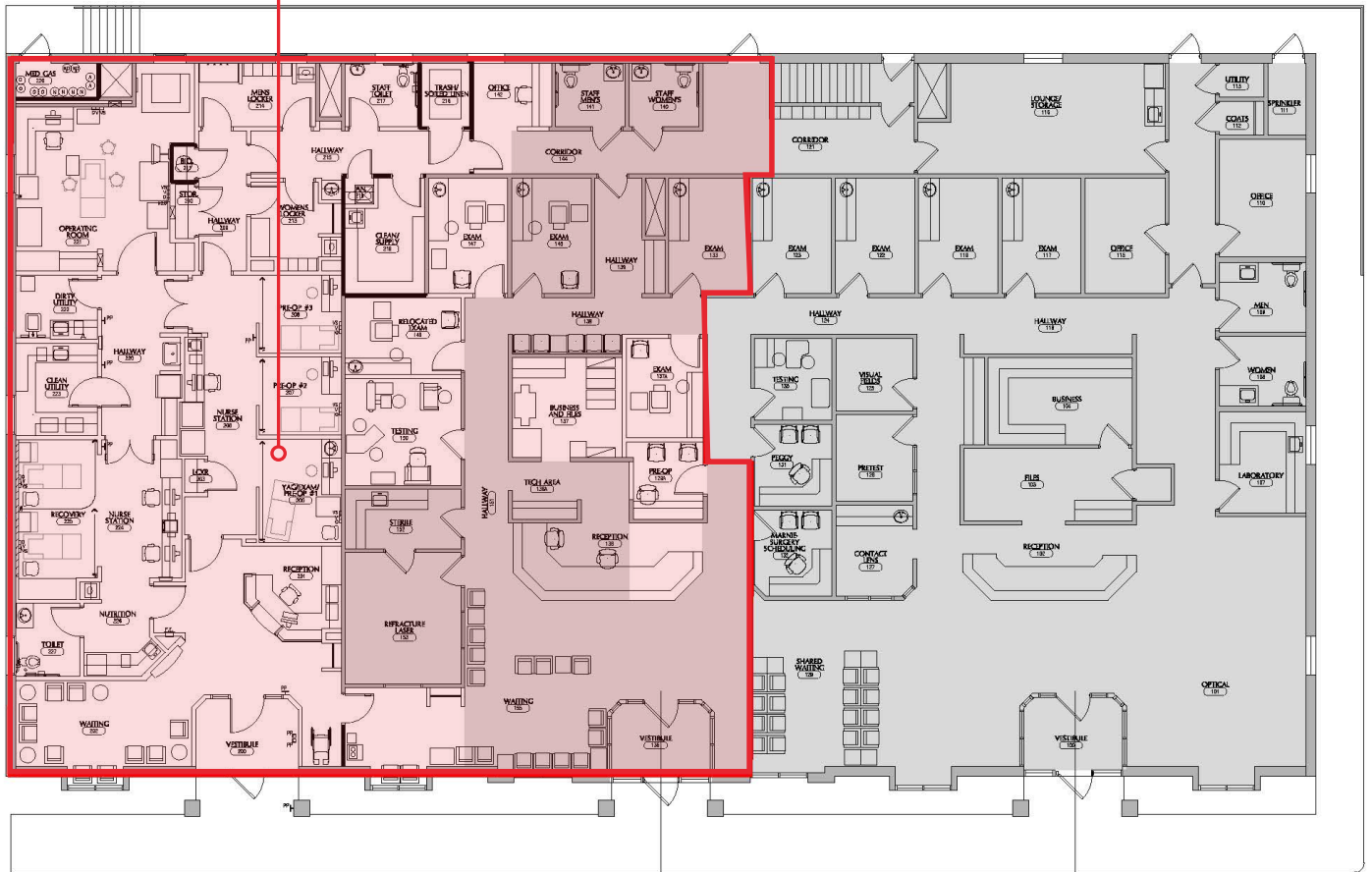
- Excellent access and visibility
- Signage opportunities
- Local ownership and management
- Strong demographics and traffic counts



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6,200 SF AVAILABLE



80,091

Total Population
within 3 Miles



74,984

Total Daytime Population
within 3 Miles



31,103

Total Households
within 3 Miles



23,500 VPD

Located on
White Bear Avenue

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