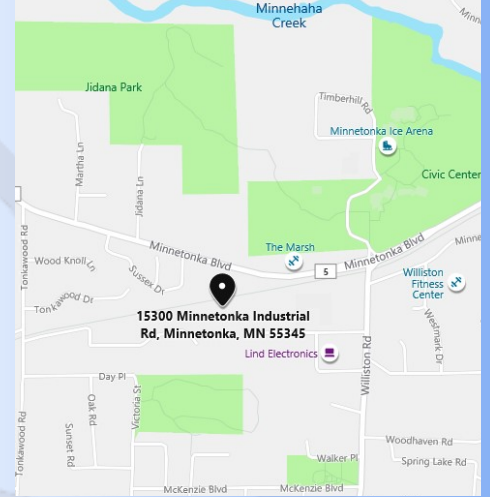


# FOR SUBLEASE OR LEASE

15300 Minnetonka Industrial Road  
Minnetonka, MN 55345



**SUMMERHILL**  
Commercial Real Estate, LLC



## LEASE DETAILS:

**15300 Minnetonka Industrial Blvd:**

**Option 1:** 16,058 Total SF  
5,600 SF Office  
10,458 SF Warehouse (1) Dock

**Option 2:** 26,517 Total SF  
5,600 SF Office  
20,917 SF Warehouse (2) Docks

**Rental Rates:**

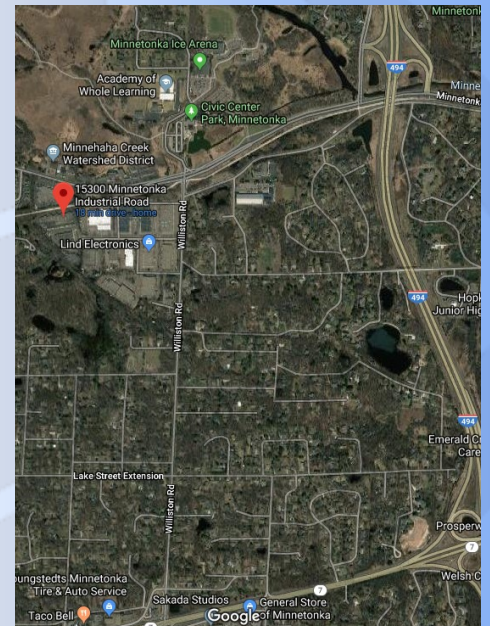
\$8.75 PSF Office  
\$4.75 PSF Warehouse

**Estimated Tax & CAM:**

\$3.31 psf.

## FEATURES:

- 16' Clear height
- (2) Truck height docks
- Newer office finishes and restrooms
- Sublease through 7-31-2023
- Great location just west of 494 and Minnetonka Boulevard
- Existing cubicles and some furniture may be available



## CONTACT:

**Joe Smith**

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95952-475-5122

www.summerhillcommercial.com

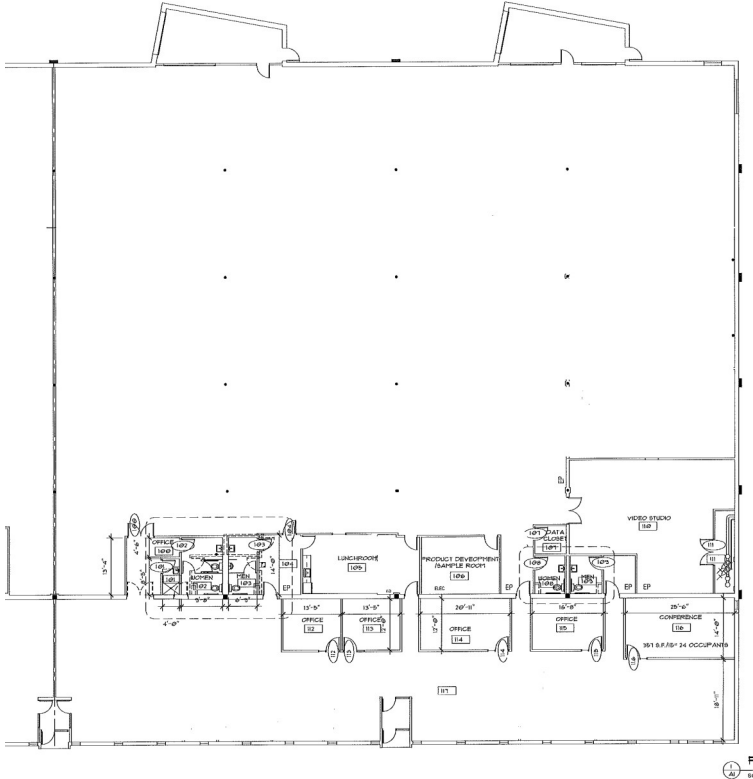
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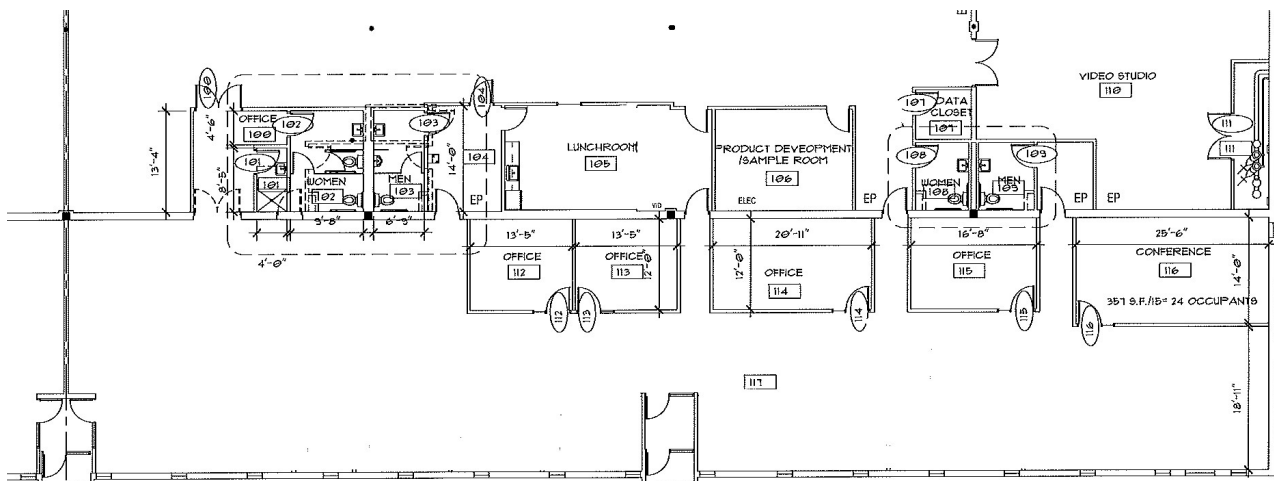


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## SITE PLAN: Office/Warehouse



## Office (close-up)



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