

FOR LEASE

# SAINT PAUL INDUSTRIAL PROPERTIES #6

1159 Grey Fox Road | Arden Hills, MN 55112



## PROPERTY SUMMARY

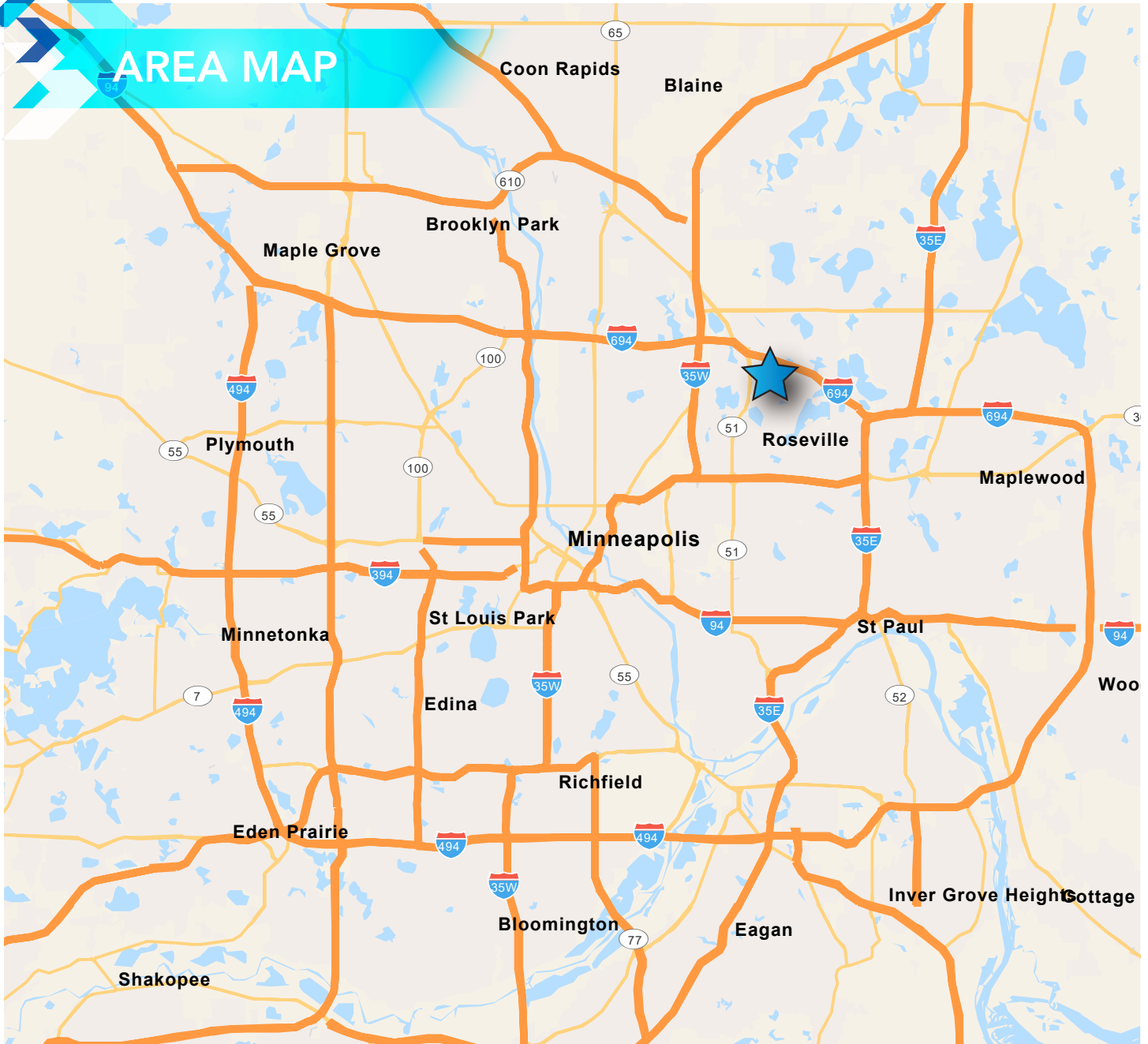
- Building Size: 41,890 SF
- Availability: 36,890 SF
  - 3,324 SF Office | 33,566 SF Warehouse
- Clear Height: 14'
- Dock Doors: 7 Dock Doors | 1 Drive-in Door, 10'x12"

## RATES

- \$8.75 PSF Office | \$4.50 PSF Warehouse
- Taxes: \$1.72 PSF (2019)
- Operating Expenses: \$0.92 PSF (2019)
- CAM/Tax Total: \$2.64 PSF (2019)



# AREA MAP



# FLOORPLAN

36,890 SF

