



FOR SALE OR LEASE
220 90TH STREET WEST

Bloomington , MN 55420



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FOR SALE

220 90TH STREET WEST

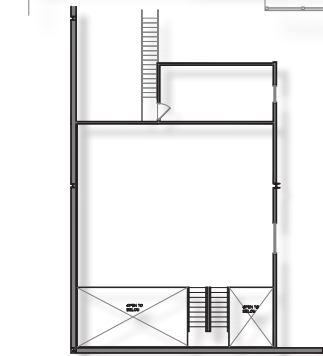
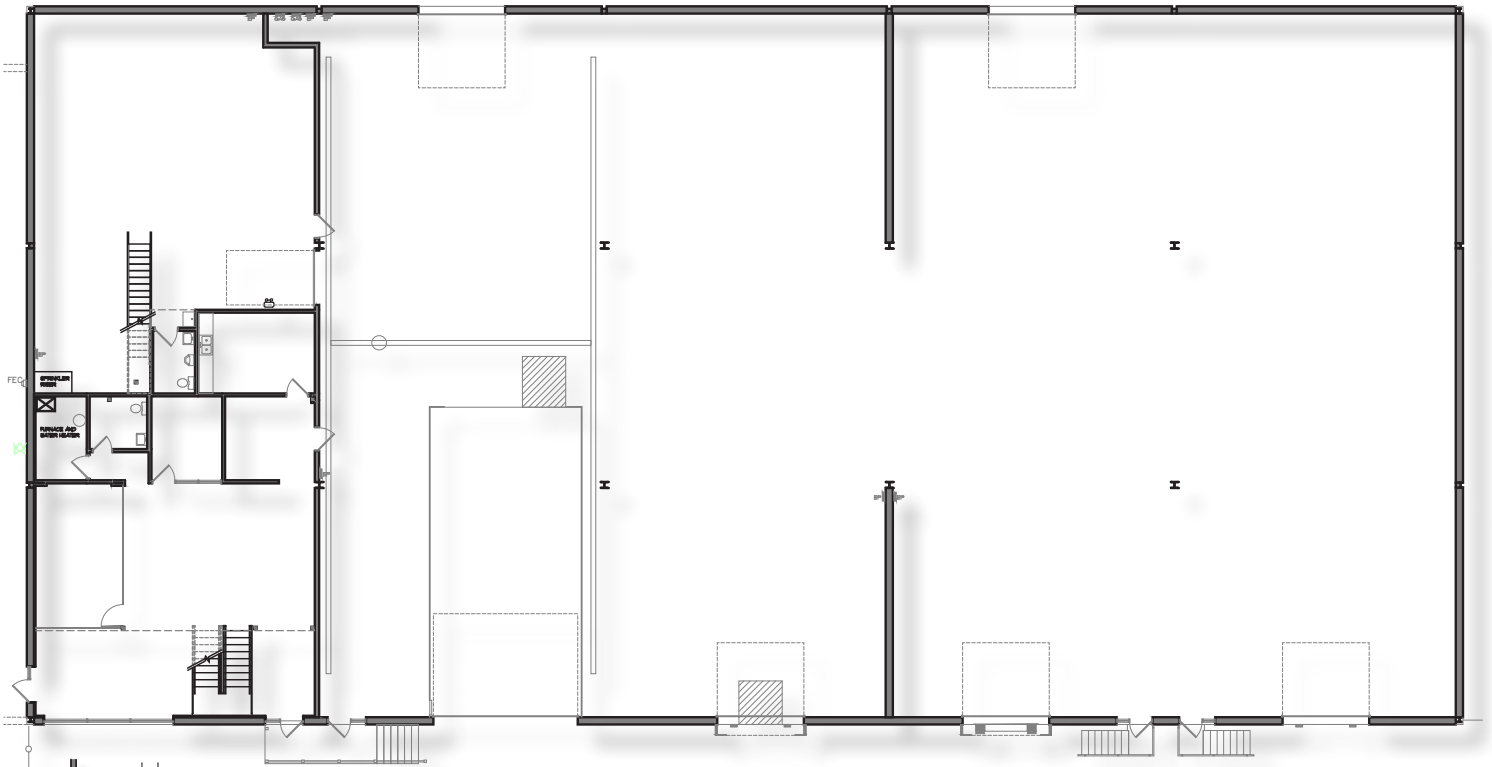
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AVAILABILITY HIGHLIGHTS

- Asking Price: \$2,200,000 (\$103 PSF)
- Lease Rates:
 - \$10.00 PSF Office
 - \$4.75 PSF Warehouse
 - \$1.25 PSF Yard
- Total SF: 21,272 SF
- Clear Height: 21'
- Docks: Three 12' x 10' docks (one with pit leveler)
- Drive In: One 18' x 18' drive in door (Internal dock w/ pit leveler and lift)
- Rail Doors: Two 8' x 9' doors
- Sprinkler : 100% wet system
- Crane: 5 ton bridge crane
- Year Built: 1968
- Construction: Masonry, Concrete Block
- Roof Age: 1998
- Environmental: Phase I & II completed in Dec. 2013
- Rail Provider: Progressive Rail
- Parcel Size: 2.55 Acres (110,715 SF)
- Zoning: I-3 General Industrial
- 2019 Taxes: \$46,866 (\$2.34 PSF)
- County: Hennepin
- Secured Yard: Approximately 1 Acre

FLOOR PLAN



Mezzanine Office

AVAILABILITY

2,075 SF Office

1,571 SF Mezzanine Office

17,627 SF Warehouse

21,272 SF Total

AREA MAP



PARCEL MAP



90TH ST W

SITE



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