



**SUMMERHILL**  
Commercial Real Estate, LLC

**FOR LEASE**  
**University Business Center**  
**8060 University Avenue NE**  
**Fridley, MN 55432**



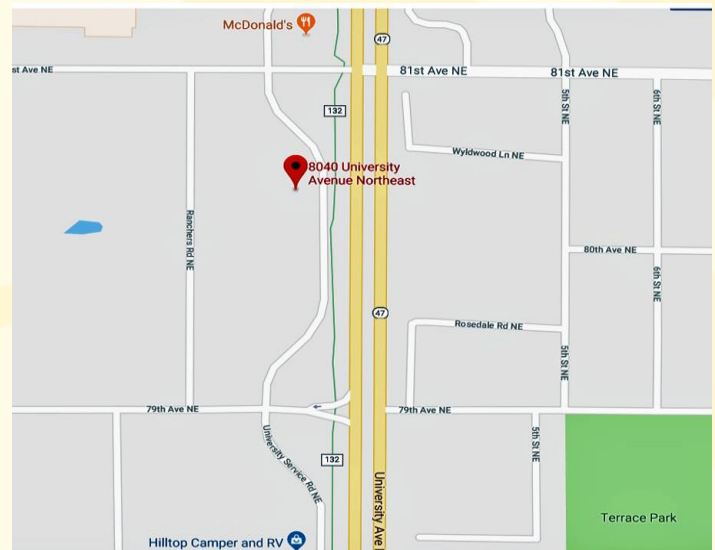
**Total Square Footage:** 3,254 SF

Office: 3,254 SF

**Rental Rates:** \$8.50 psf office

**Real Estate Taxes/CAM:** \$2.66 psf – 2018 estimate

- Visibility and signage on University Avenue NE.
- Office, flex, showroom, quasi-retail uses.
- Economical space.
- Will remodel to suit requirement.
- Minutes north of I-694 and south of Hwy. 610.
- Close to amenities and Northtown Mall.
- Local, responsive property management.



**For more information, call or e-mail:**

**Joe Smith**

**jsmith@summerhillcommercial.com**

**952-475-5122**

**or visit our website at:**

**www.summerhillcommercial.com**



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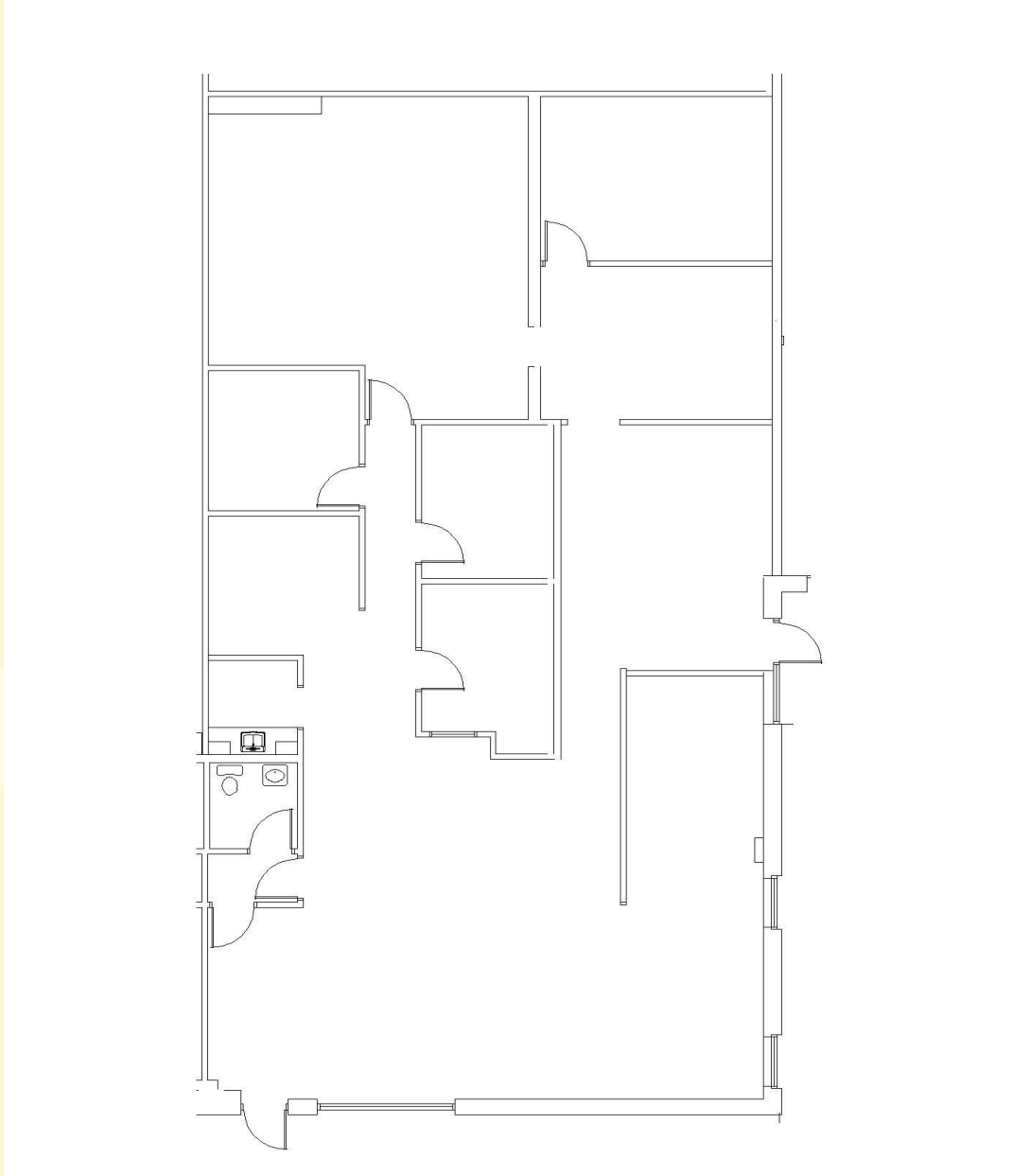
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