

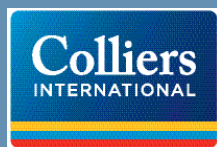


Office Space For Lease

4300 Baker Road
Minnetonka, MN

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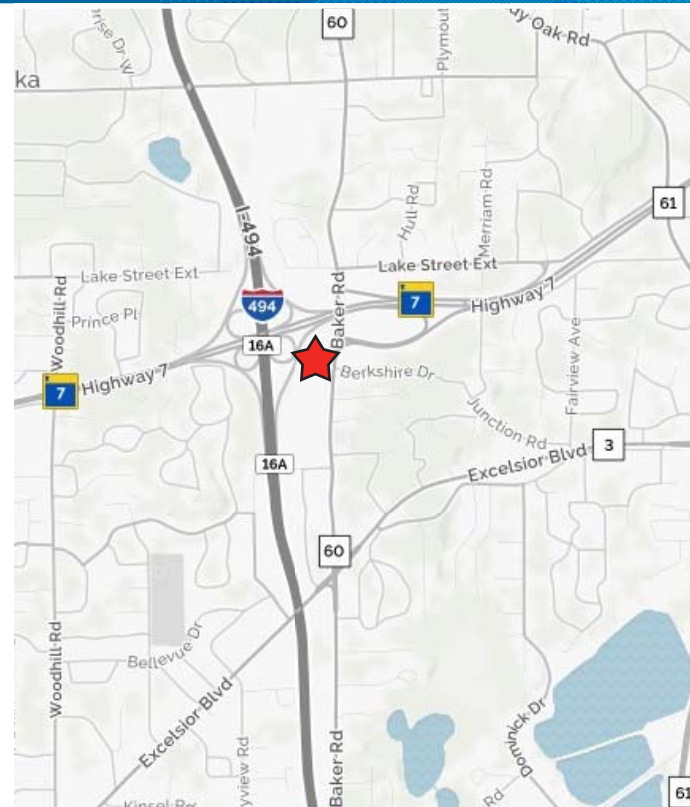


FOR LEASE > Office Space

Address:	4300 Baker Road, Minnetonka, MN
Building Size:	8,104 rsf
Number of Floors:	3
Space for Lease:	1st Floor: 3,652 rsf 2nd Floor: 2,006 rsf
Net Rental Rates:	\$12.50 psf
	\$ 4.55 psf Tax
2017 Est. CAM & Taxes:	\$ 9.13 psf Op Exp \$ 13.68 psf Total

AMENITIES

- > Close proximity to downtown Hopkins restaurants & retail
- > High-exposure corner
- > Exterior signage available
- > Baker Road Cafe next door

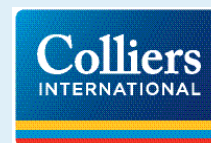


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