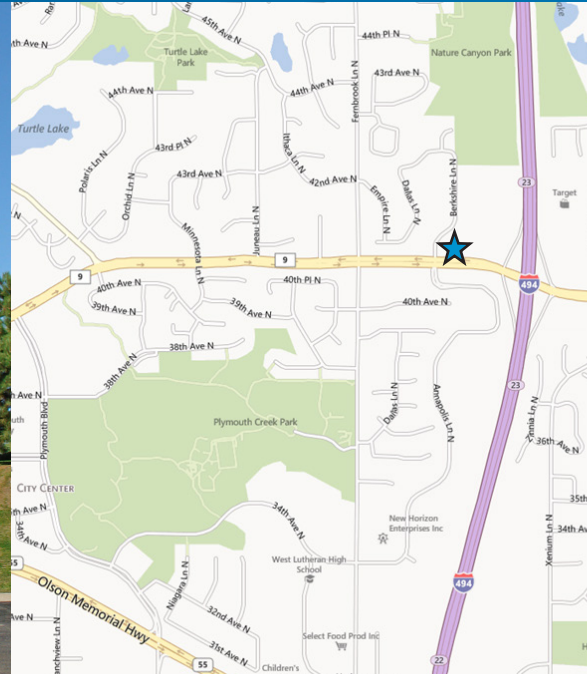


FOR SALE OR LEASE › OFFICE BUILDING



# 4100 Berkshire Lane North

PLYMOUTH, MN 55446



## Building Amenities

- › Total building size 23,769 sf
- › Convenient location just off I-494 and Rockford Road
- › Conveniently close to retail area, lodging and dining options
- › Multiple offices
- › High traffic area
- › Dramatic main and rear entrances
- › Ample parking in on-site surface lot
- › Highly visible signage
- › Will consider all offers



View our property e-brochure on your smartphone.

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## PROPERTY FACT SHEET



# 4100 Berkshire Lane North

### PROPERTY ADDRESS:

4100 Berkshire Lane North  
Plymouth, MN 55446

### AVAILABLE FOR LEASE:

1st Floor: 5,474 square feet  
Lower Level: 4,117 square feet

### BUILDING SQUARE FEET

23,769 square feet total

### NET RENTAL RATE:

Negotiable

### LAND AREA:

1.59 acres (69,260 square feet)

### 2018 EST. CAM & REAL ESTATE TAX:

\$8.40 total per square foot

### PID:

15-118-22-24-0025

### SALE OFFERING PRICE:

\$2,100,000

### FLOORS:

Three (3)

### 2018 REAL ESTATE TAXES:

\$70,517.36 total tax

### YEAR BUILT:

1988

### AMENITIES:

- Convenient, easily accessible location
- Close to retail, lodging and dining
- Multiple offices
- High traffic area
- Highly visible monument signage
- Will consider all offers

### PARKING:

- Surface lot, 93 spaces
- Ratio: 3.20/1,000
- Additional parking along County Rd 9

### ENTRANCES:

Dramatic front, side and rear entries,  
with atrium reception area

### CONSTRUCTION:

Concrete deck, brick exterior



## For Sale and Leasing Information, Contact:

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