

MIDCOUNTRY BANK

FOR LEASE

7825 Washington Ave S
Bloomington, MN

OLYMPIC PLACE

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LOCATION

Olympic Place offers tenants a premier southwest location with high visibility from I-494 and Highway 169. Minutes from Minneapolis/St. Paul International Airport and within close proximity of numerous area amenities.

BUILDING AMENITIES

- > Flexible floor plans providing efficient office layouts
- > Renovated on-site deli with new operator
- > Building conference room
- > Covered parking and tempered executive parking
- > Prominent building signage available
- > ATM machine
- > Fitness center with locker room and showers
- > Several updates and renovations being made throughout
- > Bike storage

RENTAL RATES

\$13.50 per square foot

BUILDING HIGHLIGHTS

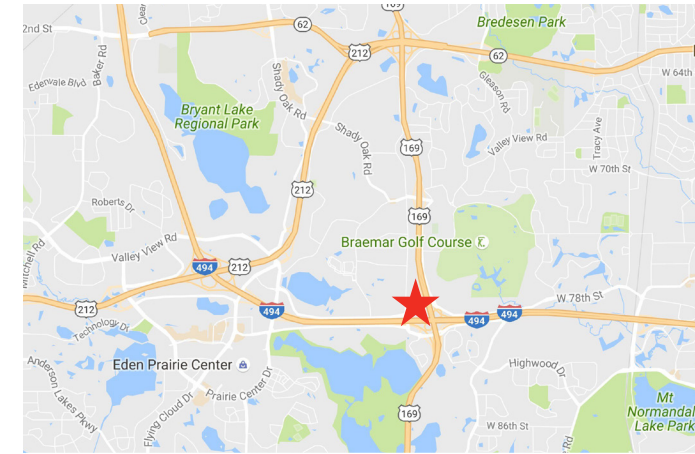
- > 9' ceiling height
- > 109,912 total building square feet
- > Built in 1985, updated in 2015
- > Parking 4/1,000 covered

2019 EST. TAX & OPS

\$ 8.58 psf Operating Expenses
\$ 3.09 psf Real Estate Taxes
\$11.82 psf Total

AVAILABILITY

Suite	Available Space (SF)
410	3,482
625	1,147
700	7,547



CONTACT US

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