

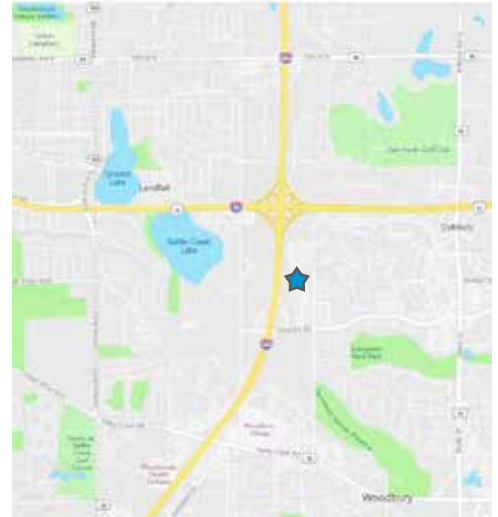
NEW MEDICAL OFFICE BUILDING FOR LEASE >

Tamarack Hills Medical Bldg

580 Bielenberg Drive | Woodbury, MN 55125



Accelerating success.



BUILDING AMENITIES

- > 22,821 SF building on two floors
- > Easy access to I-494 via Tamarack Road
- > Close proximity to area retail and restaurants: Costco, Tavern Grill, Sheraton and LaQuinta hotels, Anytime Fitness, Akita Sushi, plus the variety of Tamarack Village just east off Tamarack Road
- > Projected Completion Date: Q3 2020
- > 28 underground parking stalls, plus ample parking on surface lot
- > Signage available
- > R/U factor of 1.15%
- > Area medical tenants:
 - > Children's Minnesota
 - > Summit Orthopedics
 - > Minnesota Eye Consultants

CONTACT US

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TAMARACK HILLS MEDICAL BUILDING > AERIAL VIEW



AVAILABLE SPACE

Address	580 Bielenberg Drive Woodbury, MN 55125
Building Size	22,821 SF
Number of Floors	2
Year Built	Projected: Q3 2020
Parking	Underground + Surface Lot
Availability	2,000 - 22,821 SF
Maximum Contiguous	22,821 SF
Net Rental Rates	Negotiable
2019 Est. CAM & Taxes	TBD

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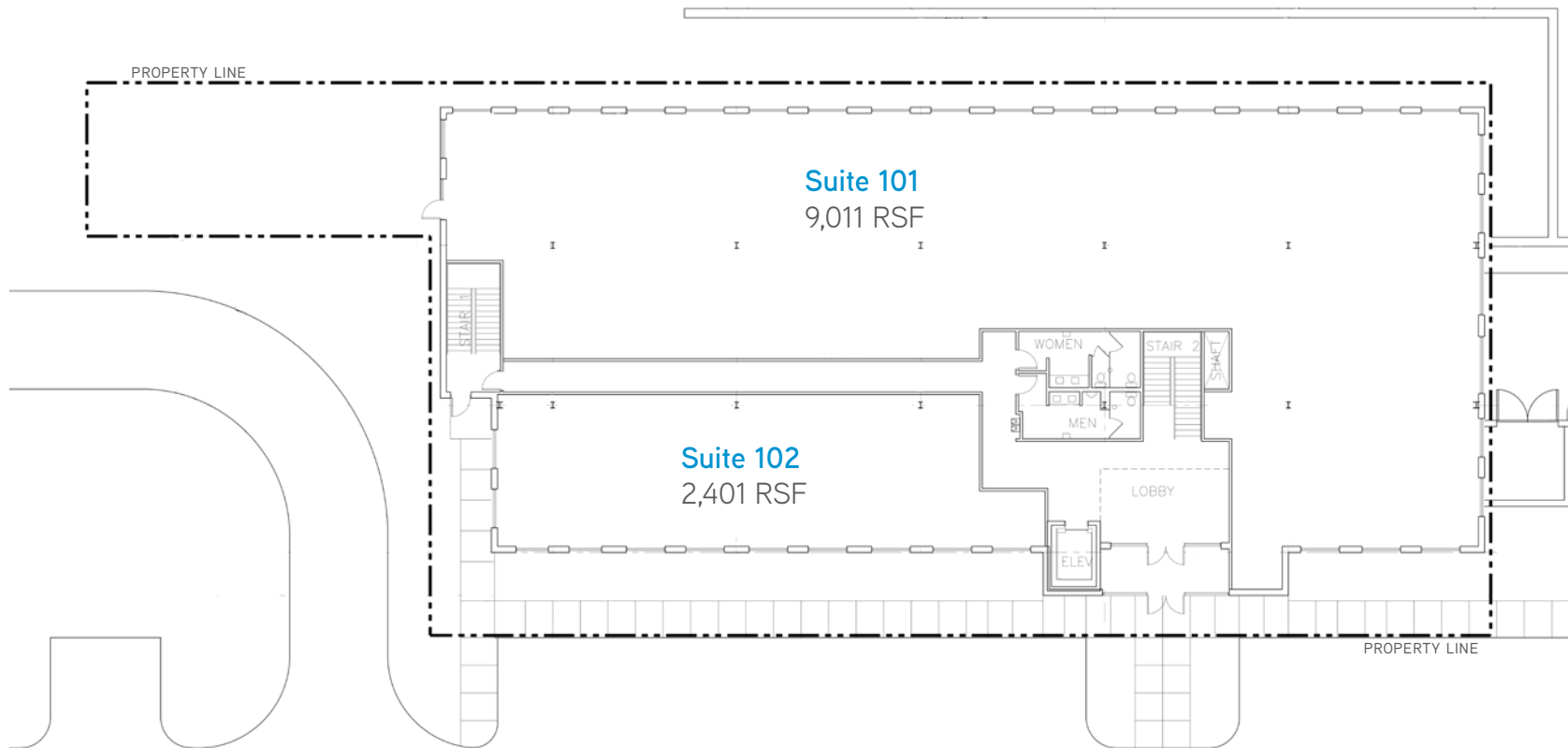
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1ST FLOOR PLAN >

Tamarack Hills Medical Building | 580 Bielenberg Drive | Woodbury, MN 55125



Combined SF:
Approximately 11,500 RSF

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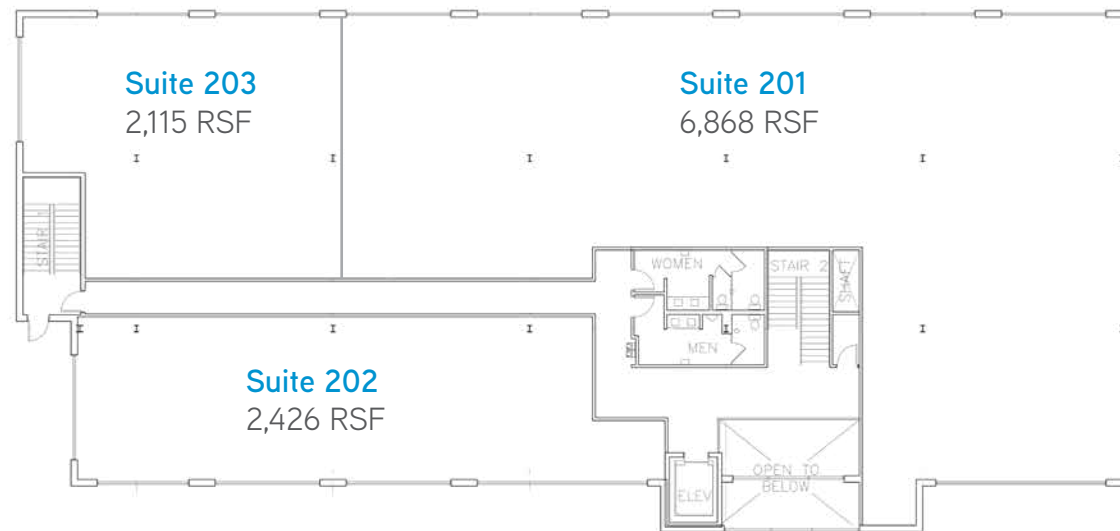
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2ND FLOOR PLAN >

Tamarack Hills Medical Building | 580 Bielenberg Drive | Woodbury, MN 55125



Combined SF:
Approximately 11,500 RSF

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