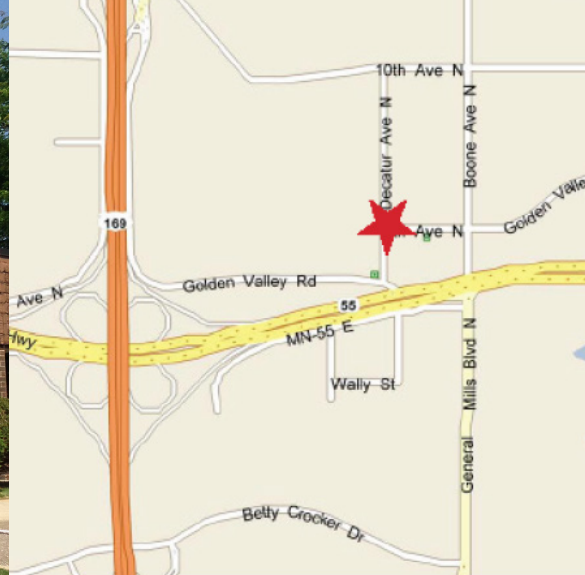


FOR LEASE > OFFICE/WAREHOUSE SPACE



Decatur Business Center

701-735 DECATUR AVENUE N, GOLDEN VALLEY, MN



Building Amenities

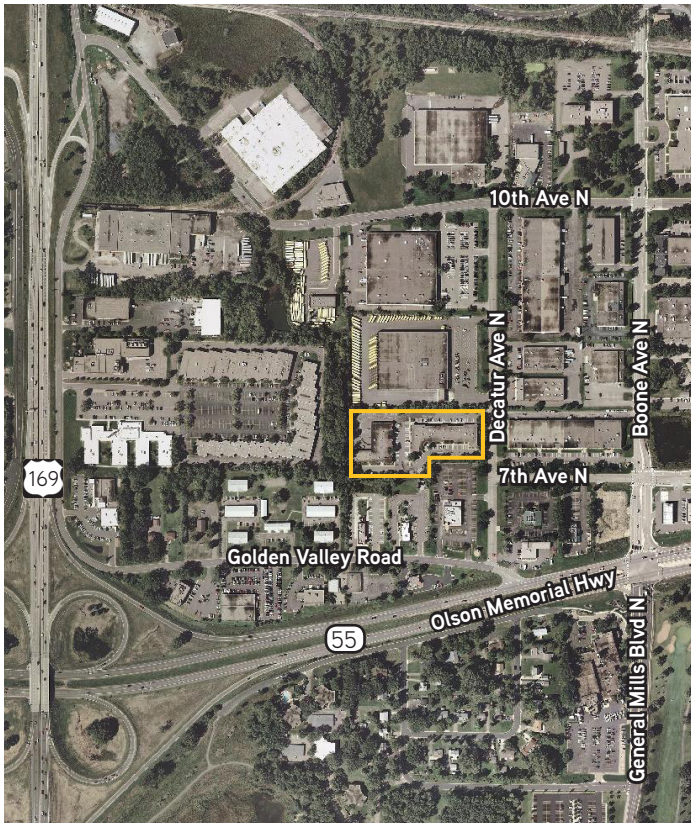
- > 44,278 square foot office/warehouse building
- > 12'9" ceiling height
- > Built in 1982
- > 386 parking spaces available
- > Great access to Highway 55, 169 & 100

Contact Us

ERIK NORDSTROM
952 897 7885
MINNEAPOLIS, MN
erik.nordstrom@colliers.com

COLLIERS INTERNATIONAL
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Decatur Business Center > Aerial



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Decatur Business Center

PROPERTY ADDRESS:

701-735 Decatur Avenue N
Golden Valley, MN 55427

BUILDING SQUARE FEET

44,278 square feet total

**CURRENTLY AVAILABLE:
SUITE 205B:**

1,085 square feet of office

YEAR BUILT:

1982

CLEAR HEIGHT:

12'9"

NET RENTAL RATES:

\$8.50 per square foot office
\$4.50 per square foot warehouse

2017 EST. CAM & REAL ESTATE TAX:

\$3.37 per square foot CAM
\$2.56 per square foot Tax
\$5.93 total per square foot

*CAM includes HVAC maintenance,
repair & replacements, lighting
replacement and plumbing maintenance

AMENITIES:

- Great access to Hwy 55, 169 & 100
- Excellent location

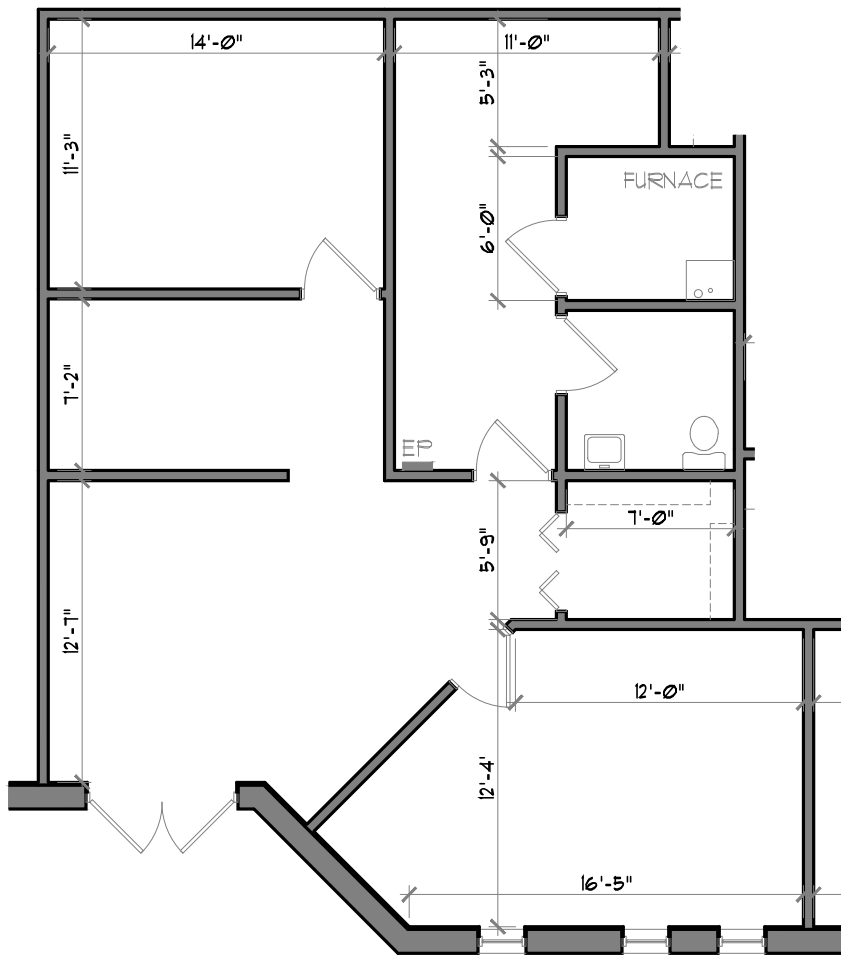


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Floor Plan - 1,085 Sq. Ft.
Scale: 1/8"=1'-0"

Building Key Plan

