Centennial Lakes Medical Ctr



Property Overview

- Building Address: 7373 France Avenue South. Edina, MN 55435
- Building Size: 101,797 sq ft
- Space Available: 2,303 sq ft
- Building Tenants: Allina Health, Centennial Lakes Surgery Center

Healthcare Services Group

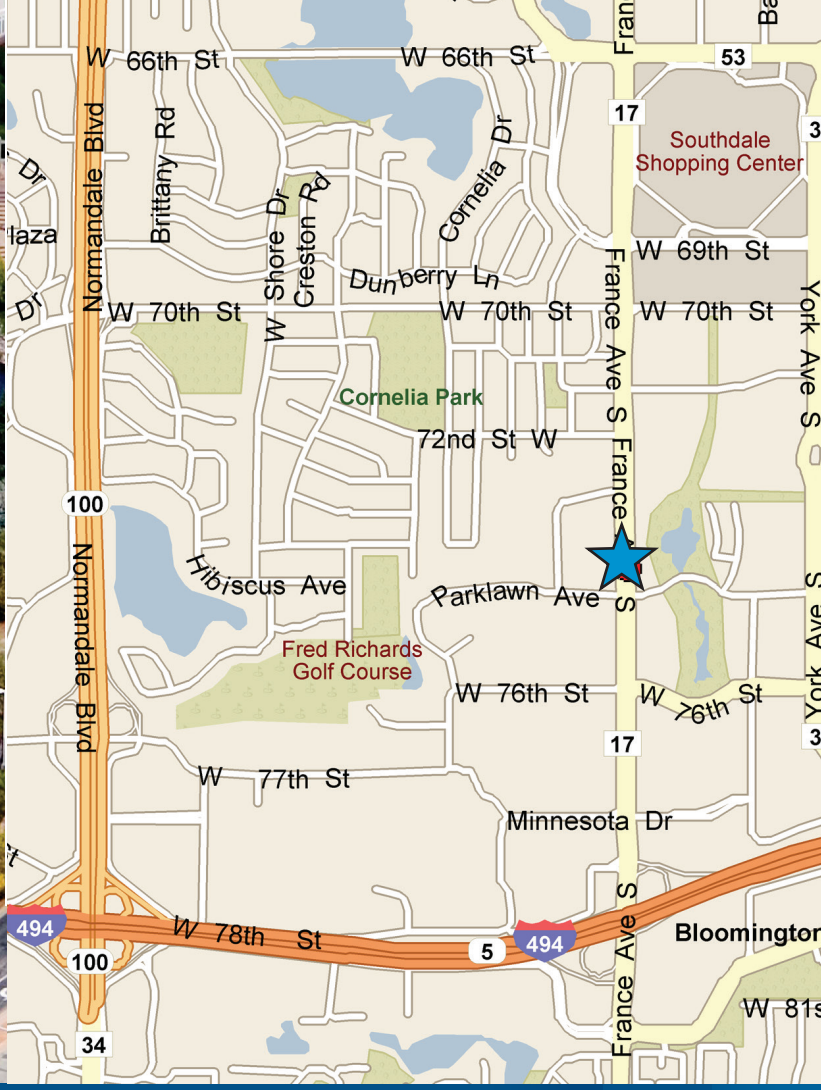
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Property Details

- Total building size 101,797 sf
- Two small suites available
- Convenient location on France Avenue South near I-494
- Easy access to I-494 and I-35W
- Parks and walking trails nearby
- On-site deli and café
- Building conference rooms
- Anchor tenants: Allina Health, Centennial Lakes Surgery Center

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PROPERTY FACT SHEET

Centennial Lakes Medical Ctr



PROPERTY ADDRESS:
7373 France Avenue South
Edina, MN 55435

CURRENTLY AVAILABLE:
Suite 412: 1,412 sq ft
Suite 506: 891 sq ft
Total Available: 2,303 sq ft

YEAR BUILT:
1989

BUILDING SQUARE FEET
101,797 square feet total

NET RENTAL RATES:
$22.00 per square foot

R/U FACTOR:
19%

2017 EST. CAM & REAL ESTATE TAX:
$ 10.08 per square foot CAM
$ 6.75 per square foot Tax
$ 16.83 total per square foot

PARKING:
Attached covered parking structure
Parking ratio 5.83:1,000

AMENITIES:
- Foremost Class A medical facility in the Edina area
- Close proximity to I-494 and I-35W
- Reserved parking available
- Views of Centennial Lake
- On-site deli and café
- Building conference rooms
- Easy access to I-494 and I-35W
- Parks and walking trails nearby
- Close to 250,000 square feet of retail and dining, some within walking distance

For Leasing Information, Contact:

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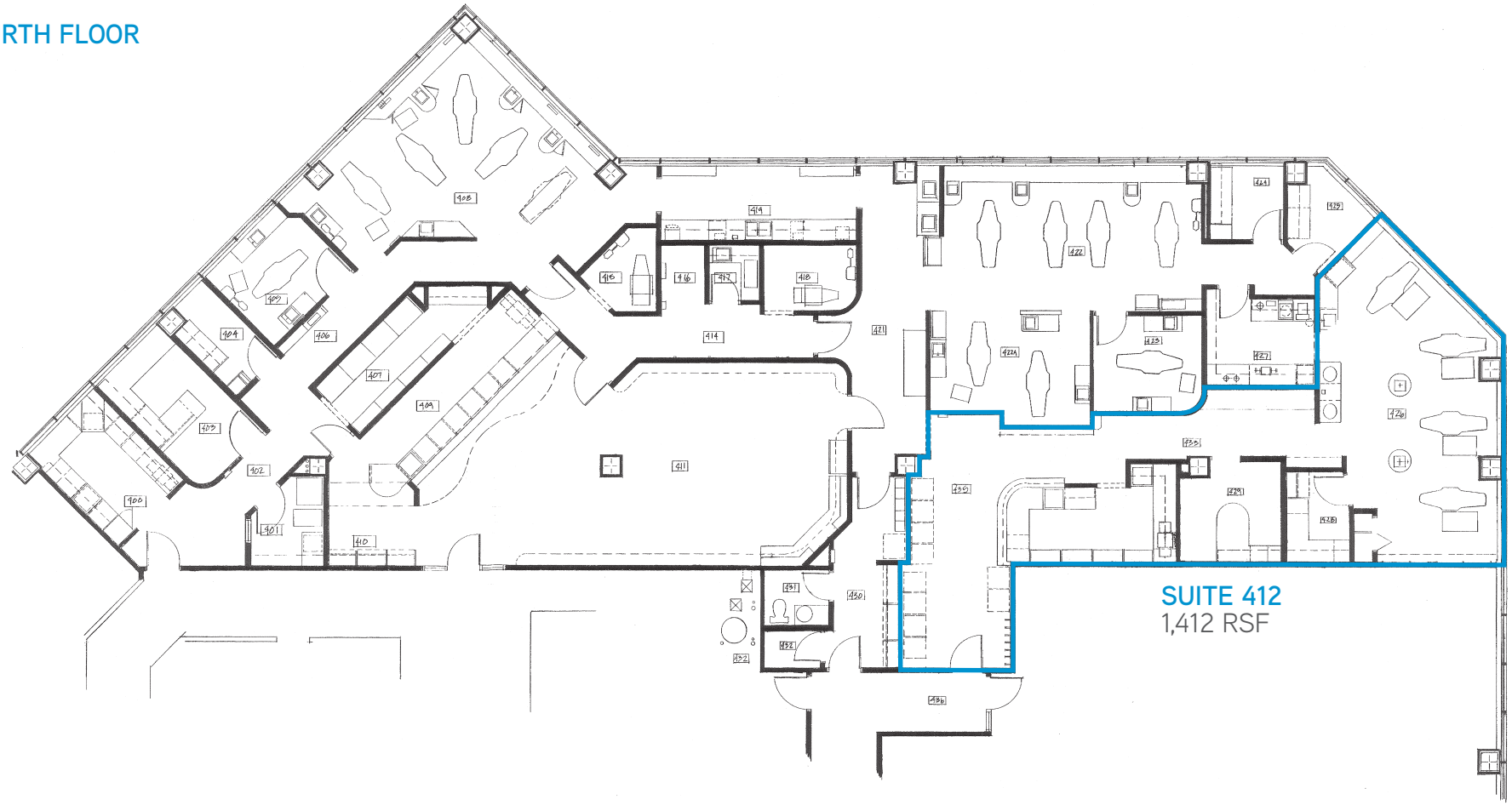
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Centennial Lakes Medical Center

7373 FRANCE AVENUE SOUTH, EDINA, MN 55435

FOURTH FLOOR



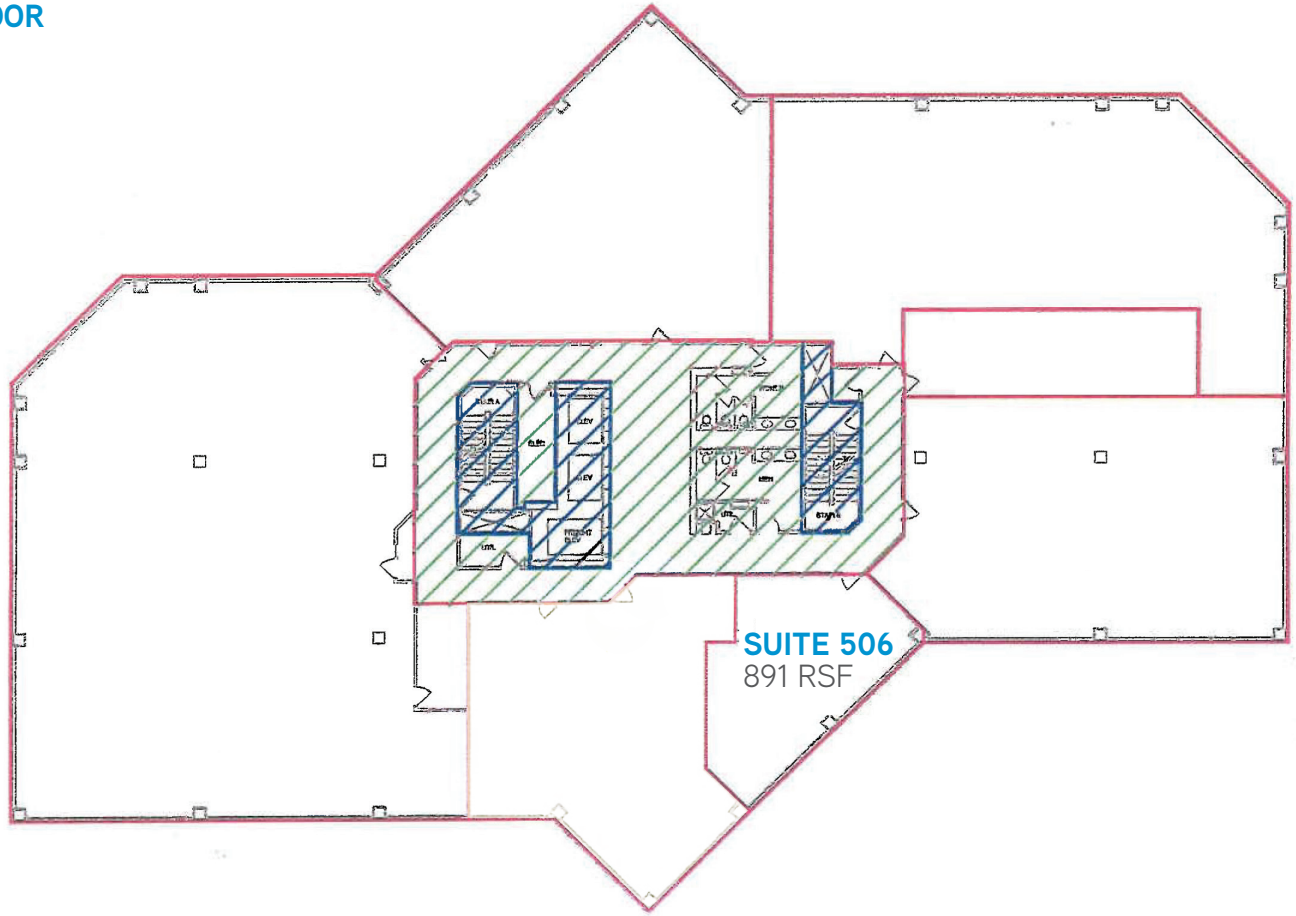
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7373 FRANCE AVENUE SOUTH, EDINA, MN 55435

FIFTH FLOOR
891 RSF



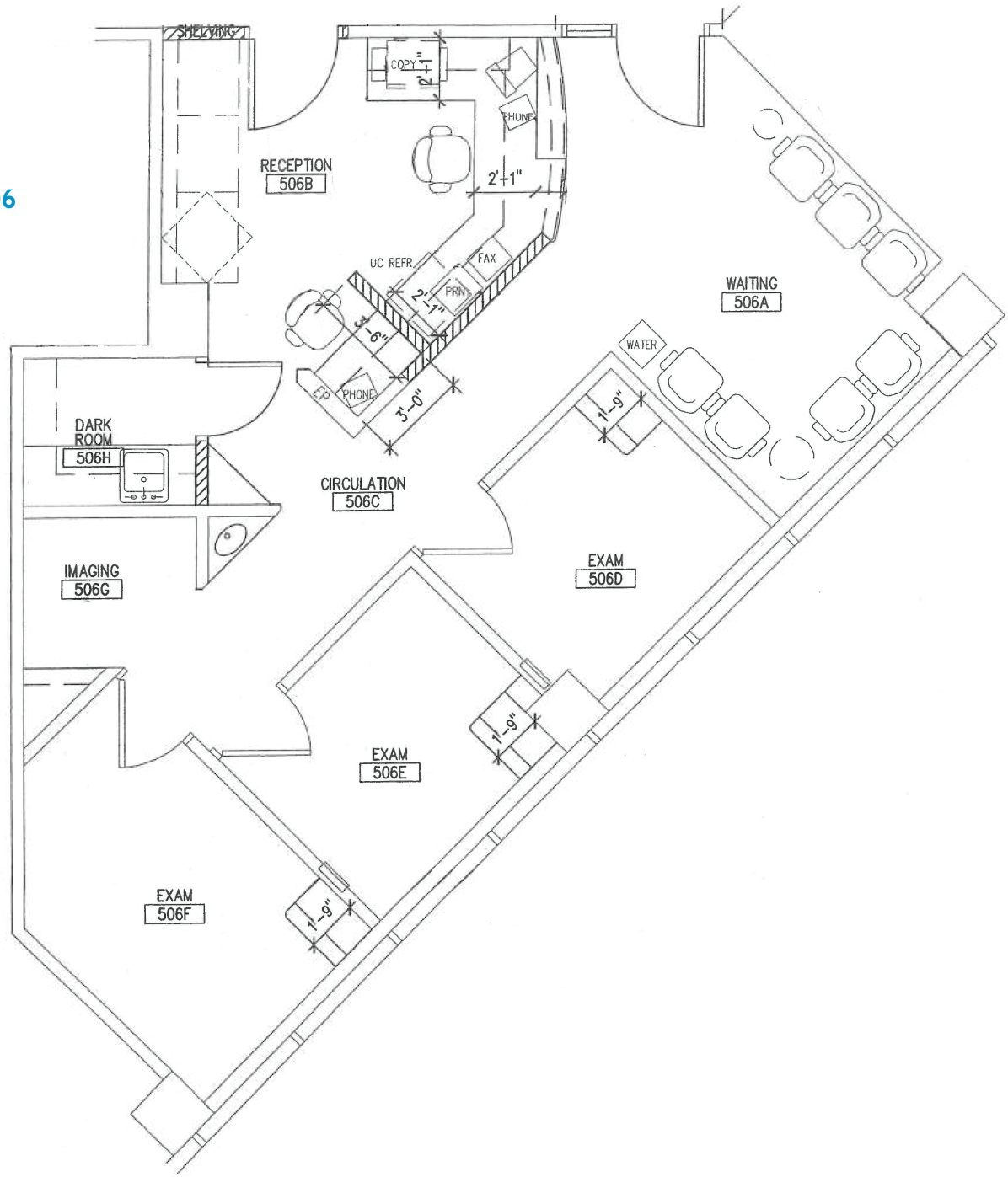
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Centennial Lakes Medical Center

7373 FRANCE AVENUE SOUTH, EDINA, MN 55435

SUITE 506
891 RSF



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