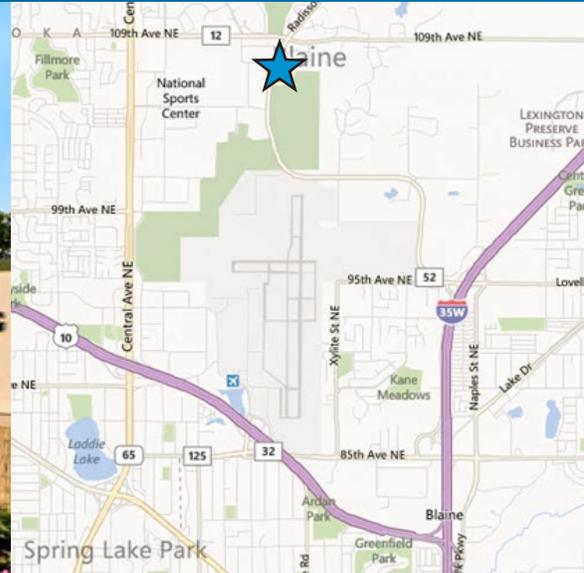


FOR LEASE > OFFICE/MEDICAL SPACE



Town Square Prof. Building

10705 TOWN SQUARE DRIVE NE, BLAINE, MN 55449



Building Amenities

- > Building size 23,564 SF
- > Large on-building and monument signage available
- > Close to I-35W and Highway 10
- > Ample parking in on-site surface lot
- > Great views over golf course
- > High area traffic counts
- > Excellent window lines with attractive views from all sides
- > Near Blaine City Hall and numerous retail outlets
- > Anchored by Allina Medical Clinic



View our property e-brochure on your smartphone.

Developed and Managed by



www.mspcommercial.net

COLLIERS INTERNATIONAL
900 2nd Avenue South, Suite 1575
Minneapolis, MN 55402

www.colliers.com/msp

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BRIAN BRUGGEMAN
952 837 3079
brian.bruggeman@colliers.com

Town Square Prof. Building

PROPERTY ADDRESS:

10705 Town Square Drive NE
Blaine, MN 55449

CURRENTLY AVAILABLE:

3,023 square feet

DIVISIBLE TO:

2,000 square feet

R/U FACTOR:

12%

YEAR BUILT:

2009

BUILDING SQUARE FEET

23,564 square feet total

FLOORS

two (2)

PARKING

Ample space in surface lot

NET RENTAL RATES:

\$18.00 per square foot

2018 EST. CAM & REAL ESTATE TAX:

\$ 11.39 per square foot CAM

\$ 5.26 per square foot Tax

\$ 16.65 total per square foot

AMENITIES:

- Medical office building anchored by Allina Medical Clinic
- On-building and monument signage available
- Class A interior finishes
- Large windows, beautiful views
- Prominent location near Blaine City Hall, Blaine National Sports Center
- Developed and managed by MSP Commercial



For Leasing Information, Contact:

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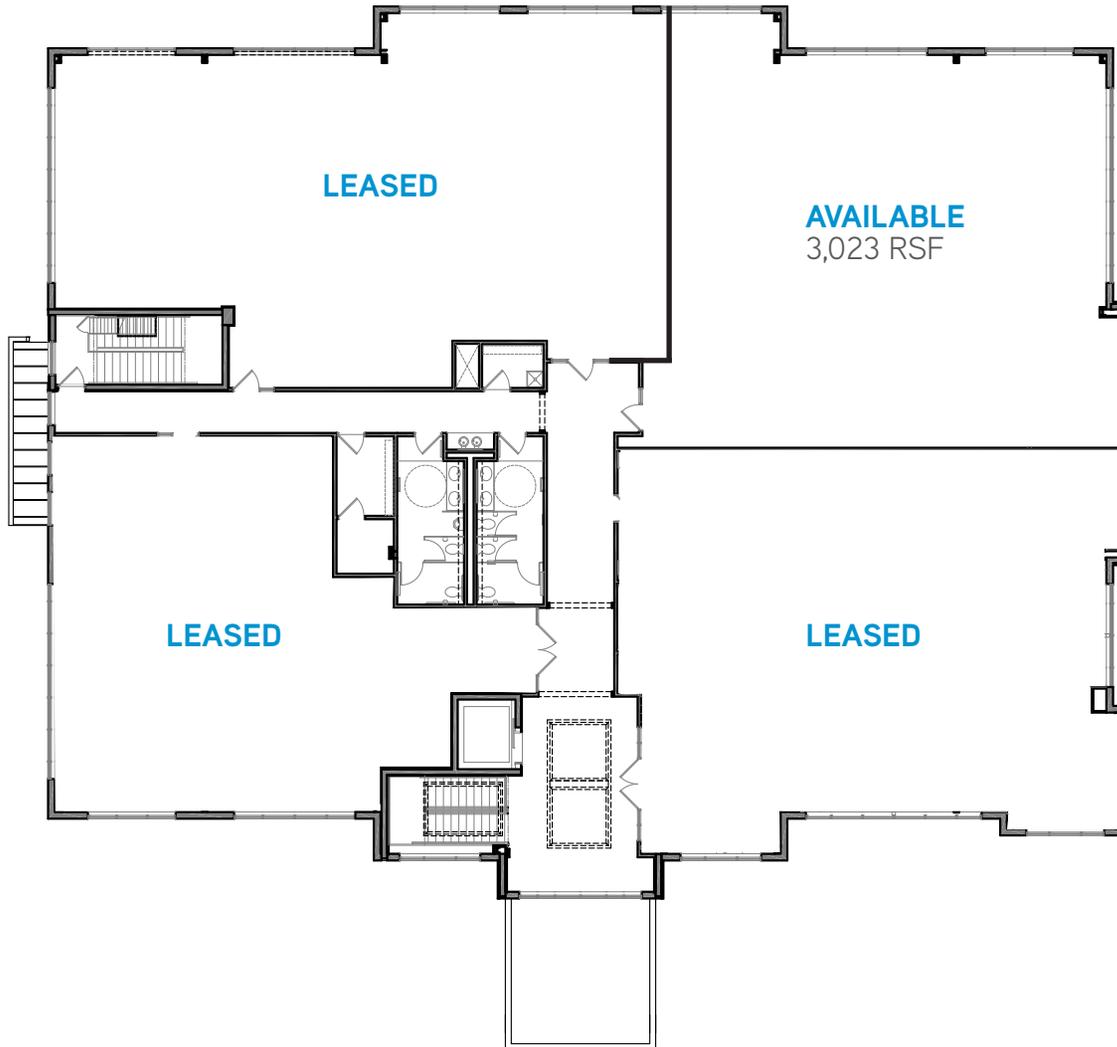
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SECOND FLOOR



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AERIAL MAP



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