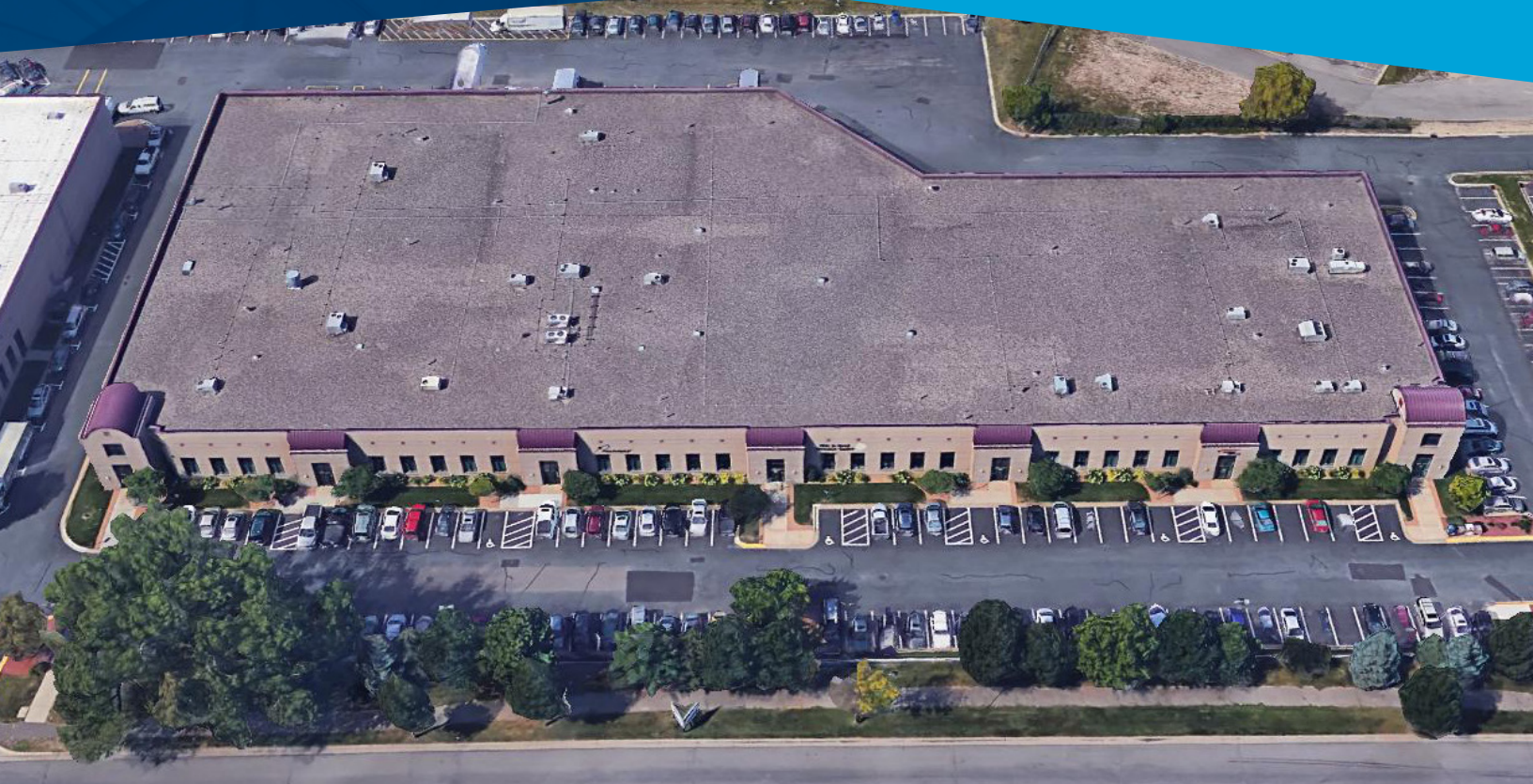
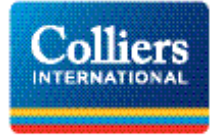


OFFICE/WAREHOUSE SPACE FOR LEASE >

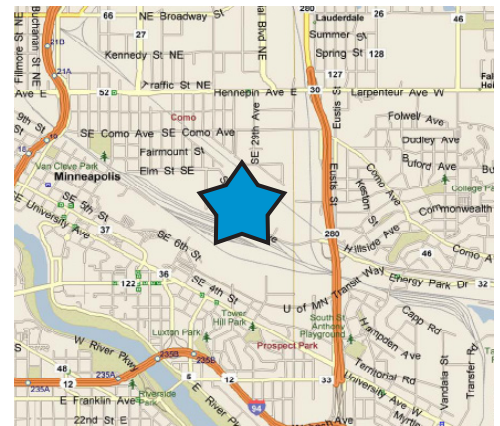
Kasota Business Center I

701 Kasota Avenue | Minneapolis, MN 55414



BUILDING AMENITIES

- > 196,707 total square feet
- > Available Space:
 - Suite 725:** 9,285 total SF
 - 1,742 SF office
 - 7,543 SF warehouse
 - Two (2) dock doors
 - Available 6/1/2018
- > 20' clear height, 40' by 30' column spacing
- > Locally owned and professionally managed by CSM
- > Large parking and loading areas; 2.12/1,000 parking ratio
- > Highly Visible to Kasota Ave with tenant and monument signage
- > 2018 Estimated Operating Expense: \$3.60 PSF
- > Rental Rates:
 - \$9.50 office
 - \$4.75 warehouse



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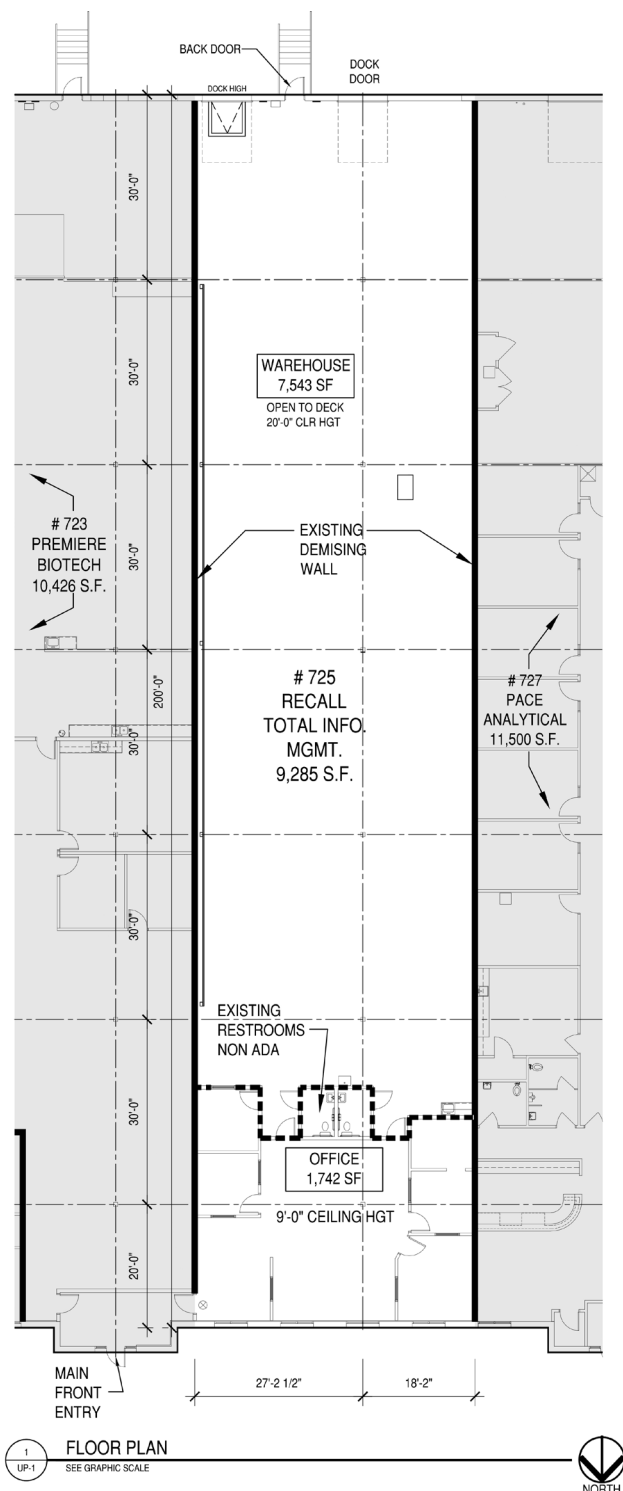
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CSM

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KASOTA BUSINESS CENTER I > FLOOR PLAN



TENANT SUMMARY - AVAILABLE

OFFICE	1,742 SF
WAREHOUSE	7,543 SF
TOTAL	9,285 SF

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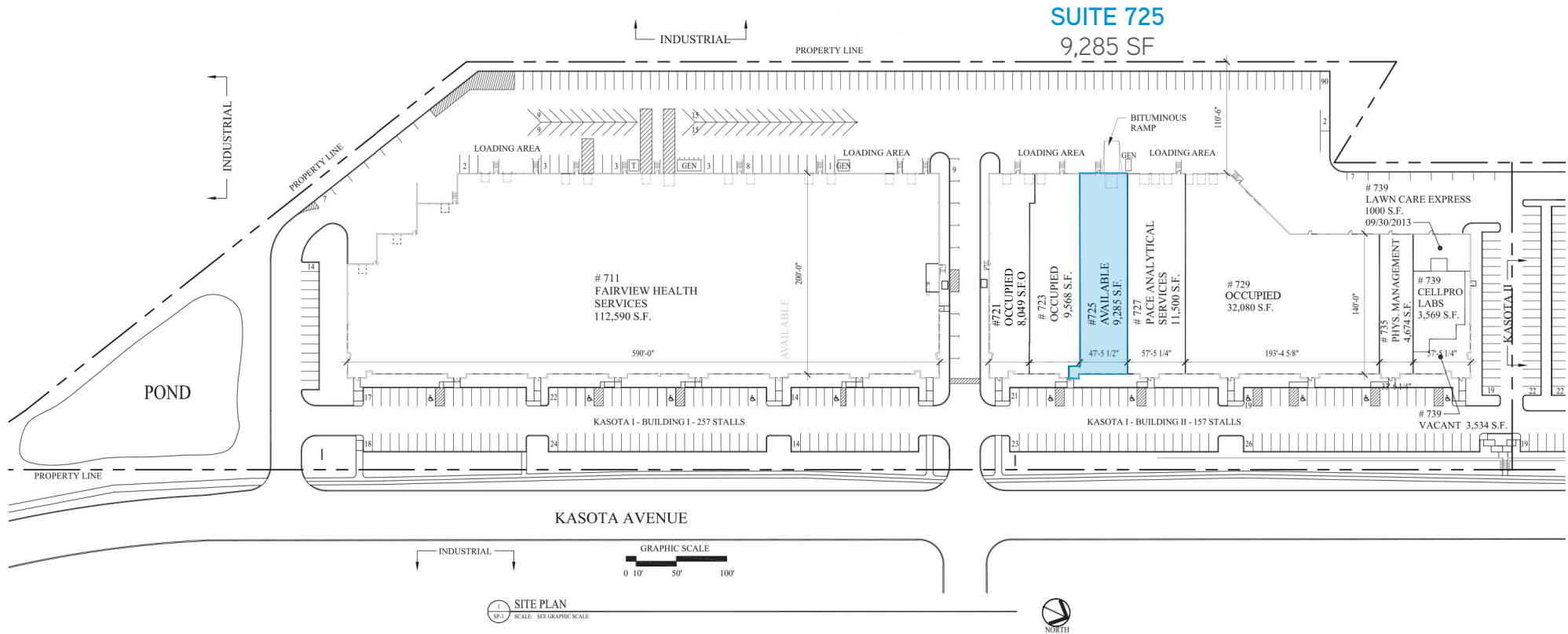
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Kasota Business Center I - Site Plan

701 KASOTA AVENUE, MINNEAPOLIS, MN



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Kasota Business Center I > Aerial Photograph

