

# FOR LEASE



## RICE CREEK PROFESSIONAL BUILDING

5985 RICE CREEK PARKWAY, SHOREVIEW, MN 55126

### LEASE RATES:

OFFICE NET RENT      \$12.00 SF  
2020 EST. OP. EXP.    \$ 9.90 SF

- 902 SF - 1,281 SF AVAILABLE
- ABUNDANT WINDOWS & 9' CEILINGS
- JUST EAST OF MEDTRONIC BUILDING
- MONUMENT SIGNAGE AVAILABLE
- EXCELLENT ACCESS FROM I-35W
- AREA AMENITIES INCLUDE: RESTAURANTS, HOTEL, GAS STATION AND MORE



## EXCEPTIONAL FOR OFFICE OR PROFESSIONAL

# ERSI

ESSENCE  
REAL ESTATE  
SERVICES INC.

COMMERCIAL REAL ESTATE SINCE 1990

JEFF NORDNESS

651-341-5044

jeff@essencerealestate.com

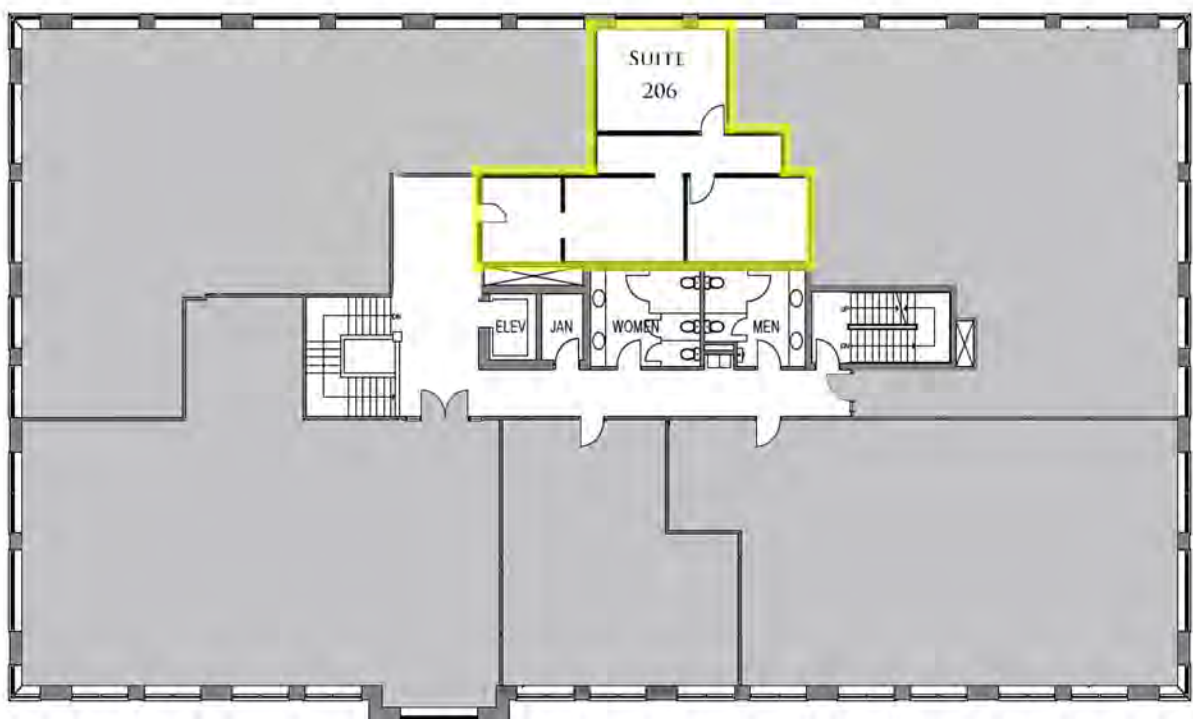
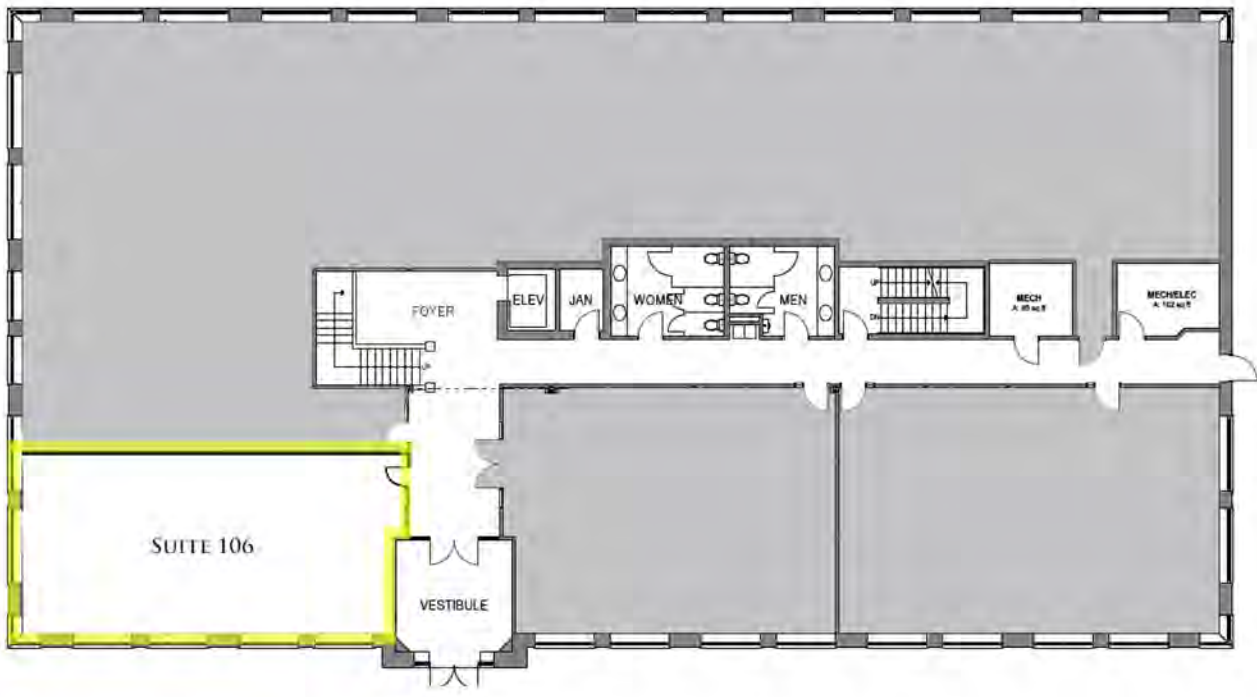
OFFICE: 651-482-1871



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5985 RICE CREEK PARKWAY, SHOREVIEW, MN 55126

1ST  
FLOOR  
1,281 SF



2ND  
FLOOR  
902 SF



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