

FOR LEASE



FOR LEASE
ERSI ESSENCE
REAL ESTATE
SERVICES INC.
1,000 - 9,000 SF OFFICE
651-482-1871
Jeff Salzbrun • Jeff Nordness
www.essencerealestate.com

HILLWIND OFFICE CENTER

941 HILLWIND ROAD NE., FRIDLEY, MN 55432

LEASE RATES:

OFFICE NET RENT \$10.50 SF
2020 EST. OP. EXP. \$11.50 SF

- 2,166 SF - 7,800 SF AVAILABLE
- WILL "BUILD TO SUIT"
- EXCEPTIONAL CLASS A BUILDING
- FANTASTIC ACCESS TO ENTIRE METRO AREA
- ACROSS FROM MEDTRONIC WORLD HEADQUARTERS
- FRONTAGE ON I-694 & HWY. 65
- MANY AREA AMENITIES INCLUDE: TARGET PETCO, RESTAURANTS, HOTELS, LIFETIME FITNESS AND MORE



BUILD TO SUIT OFFICE BUILDING

JEFF SALZBRUN
jeffsalzbrun@gmail.com

612-788-1552

ERSI

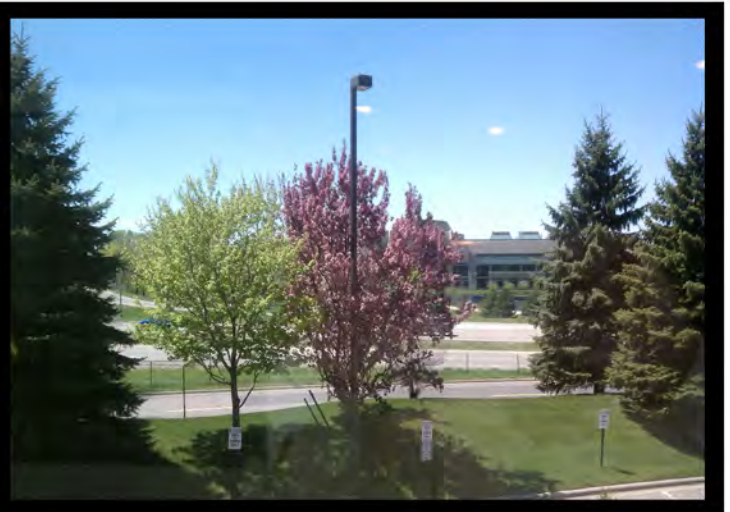
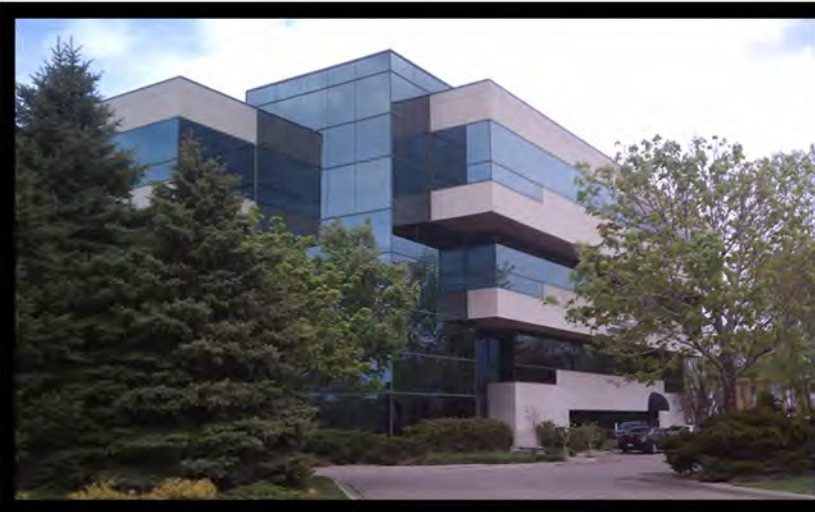
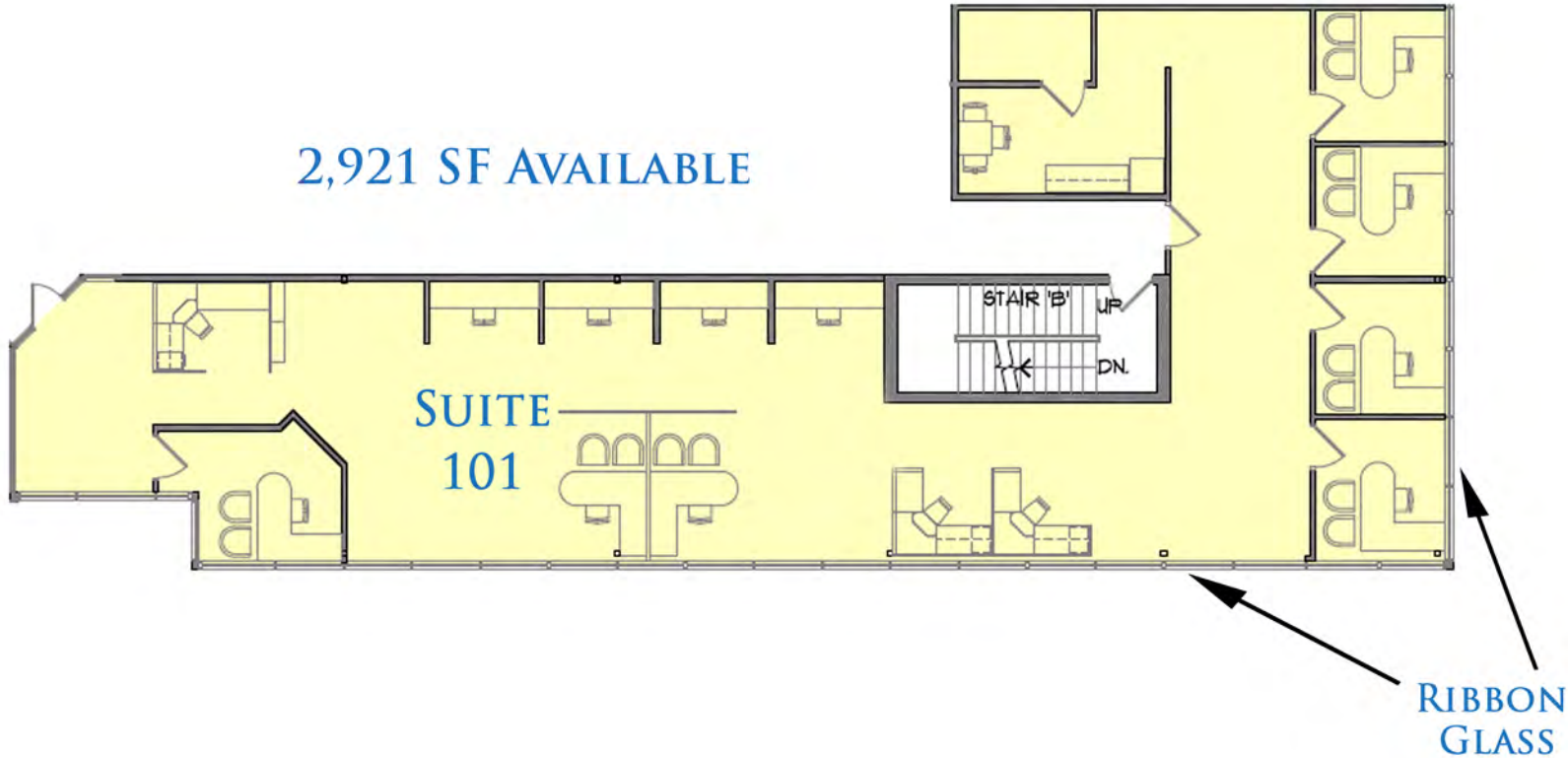
COMMERCIAL REAL ESTATE SINCE 1990

ESSENCE
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2,921 SF AVAILABLE



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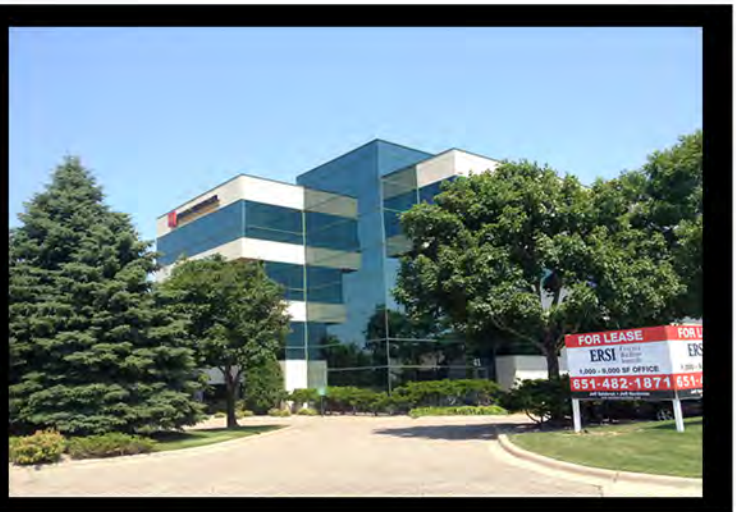
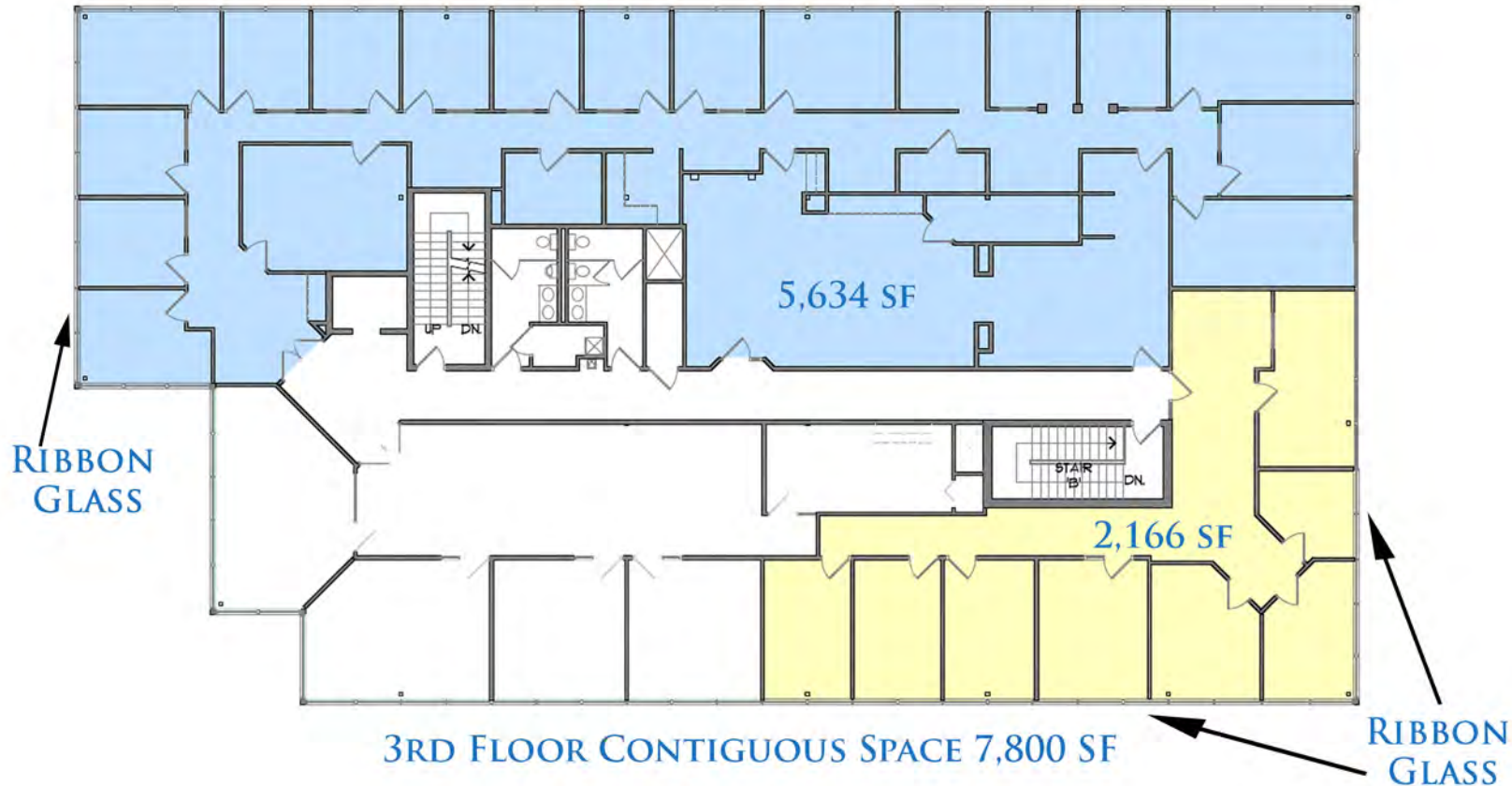
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