

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 - 4,446 SF AVAILABLE
- TWO STORY OFFICE BUILDING WITH ABUNDANT WINDOWS & 9' CEILINGS
- JUST EAST OF MEDTRONIC BUILDING
- MONUMENT SIGNAGE AVAILABLE
- EASY ACCESS TO I-35W, CTY 96, US 10, AND I-694
- 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

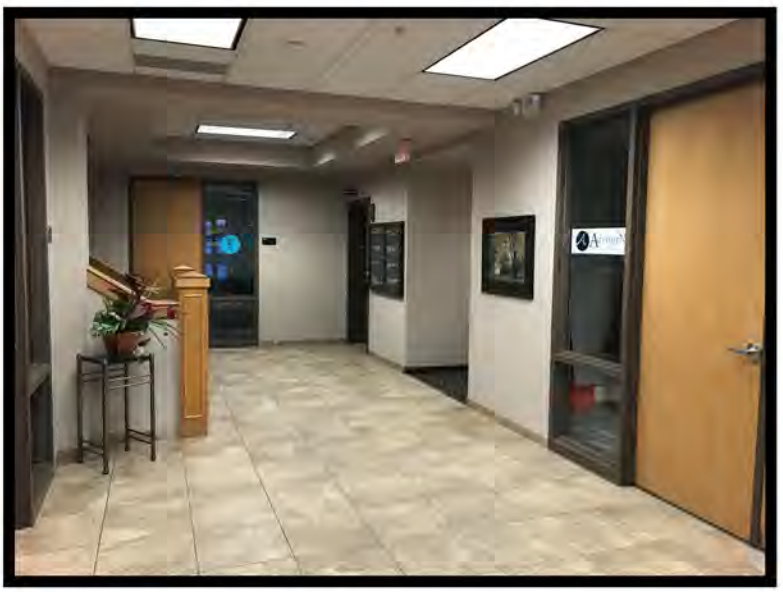
OFFICE: 651-482-1871

RICE CREEK PROFESSIONAL BUILDING

5985 RICE CREEK PARKWAY, SHOREVIEW, MN 55126



SUITE 105	3,165 SF
SUITE 106	1,281 SF
<hr/>	
COMBINED	4,446 SF



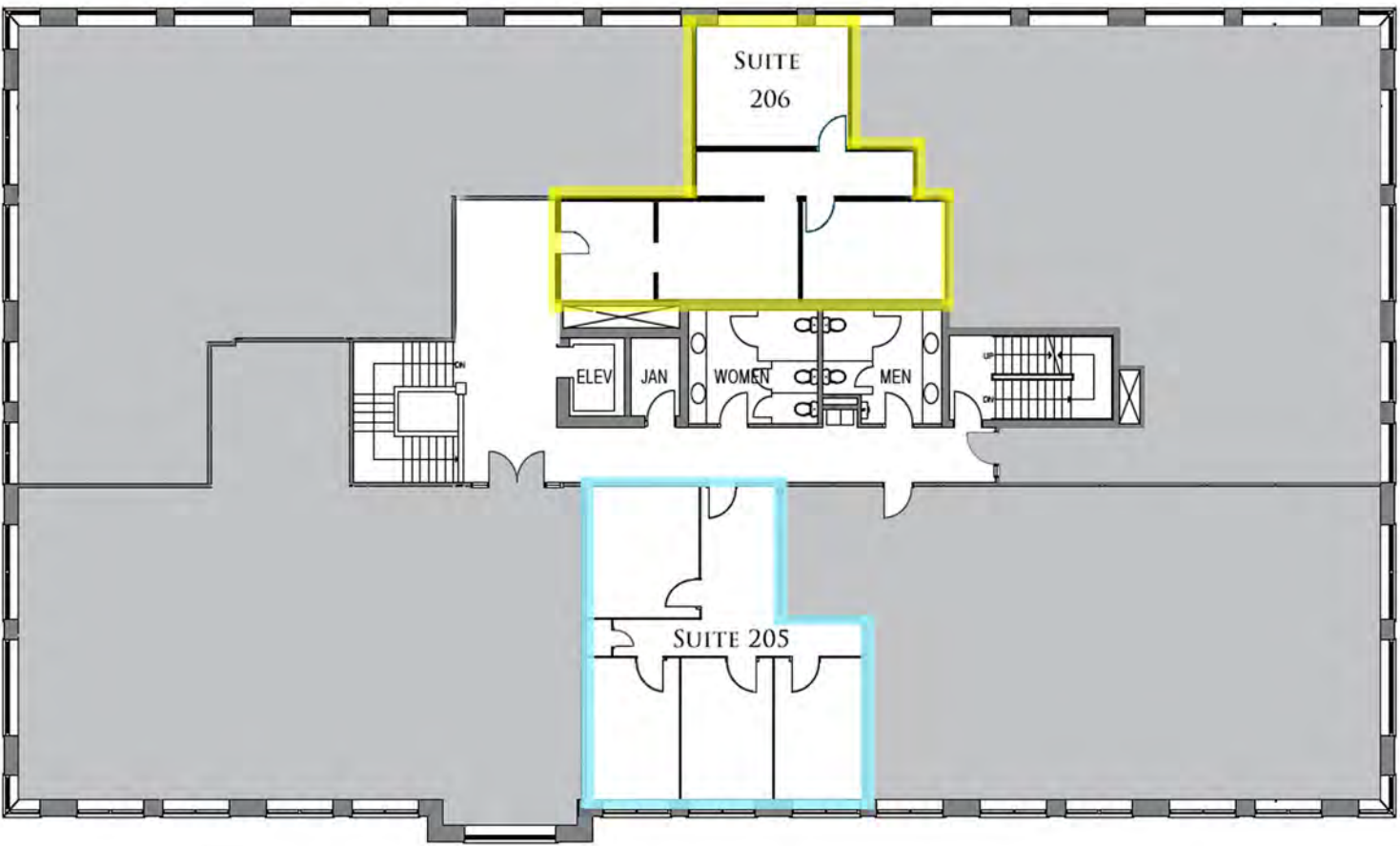
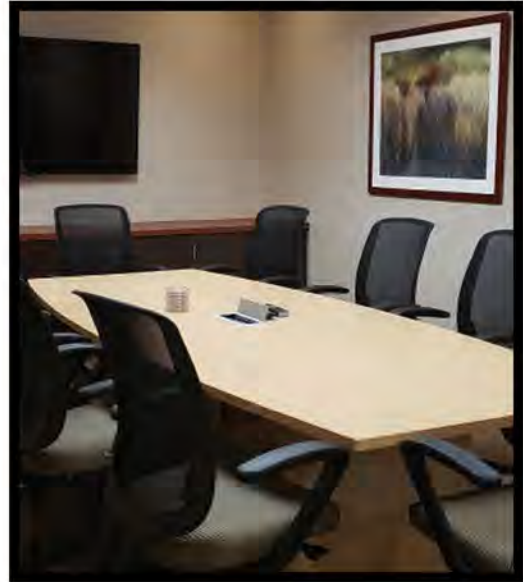
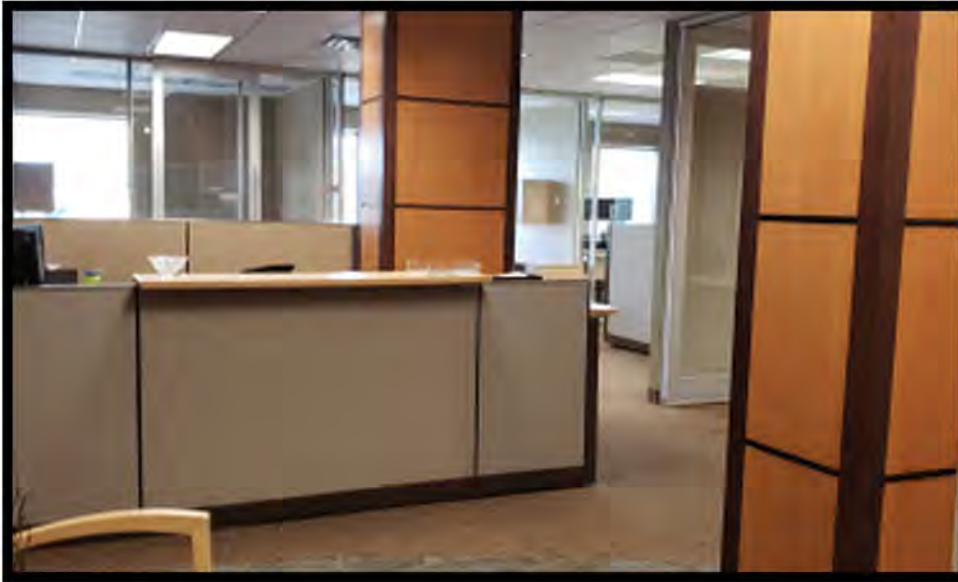
FIRST FLOOR SPACES AVAILABLE

ERSI
ESSENCE
REAL ESTATE
SERVICES INC.
COMMERCIAL REAL ESTATE SINCE 1990

JEFF NORDNESS
651-341-5044
jeff@essencerealestate.com
OFFICE: 651-482-1871

RICE CREEK PROFESSIONAL BUILDING

5985 RICE CREEK PARKWAY, SHOREVIEW, MN 55126



SUITE 205 - 989 SF • SUITE 206 - 902 SF



ESSENCE
REAL ESTATE
SERVICES INC.

COMMERCIAL REAL ESTATE SINCE 1990

JEFF NORDNESS
651-341-5044
jeff@essencerealestate.com

OFFICE: 651-482-1871