



Kasota Industrial Center I

2530-2570 Kasota Ave SE
St. Paul, MN 55108



8,177 SF

Available for lease

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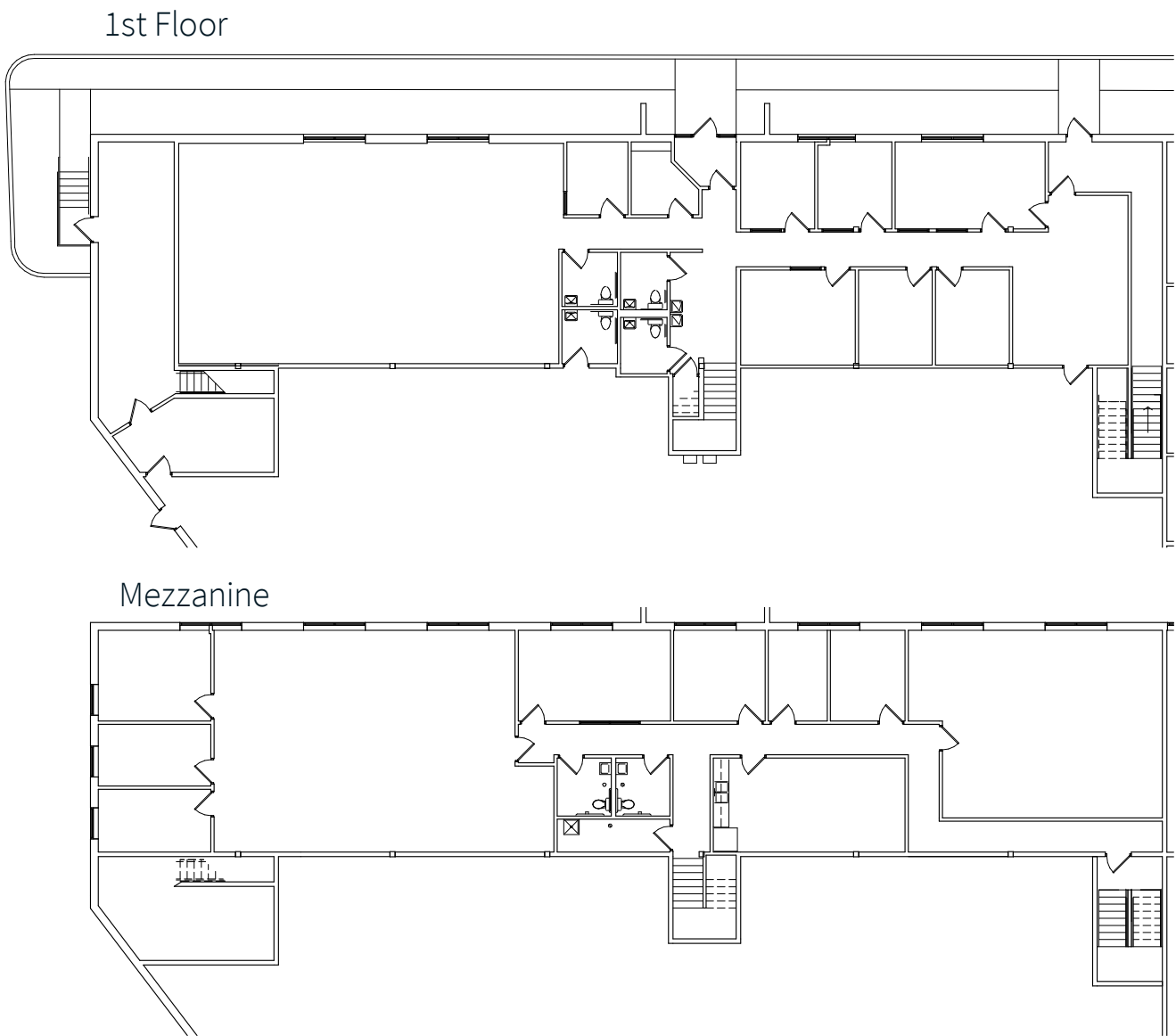


Building amenities

- > 75,471 SF high image office/warehouse building
- > Flexible lease term available
- > Well maintained multi-tenant office space
- > Visible from Highway 280
- > Located on the 50-yard line of the Twin Cities metro area
- > I-2 zoning and outside storage permitted
- > Fully sprinklered and monitored
- > T-8 Flourescent lighting
- > Easy access to Highway 280, I-94, I-35W and Highway 36

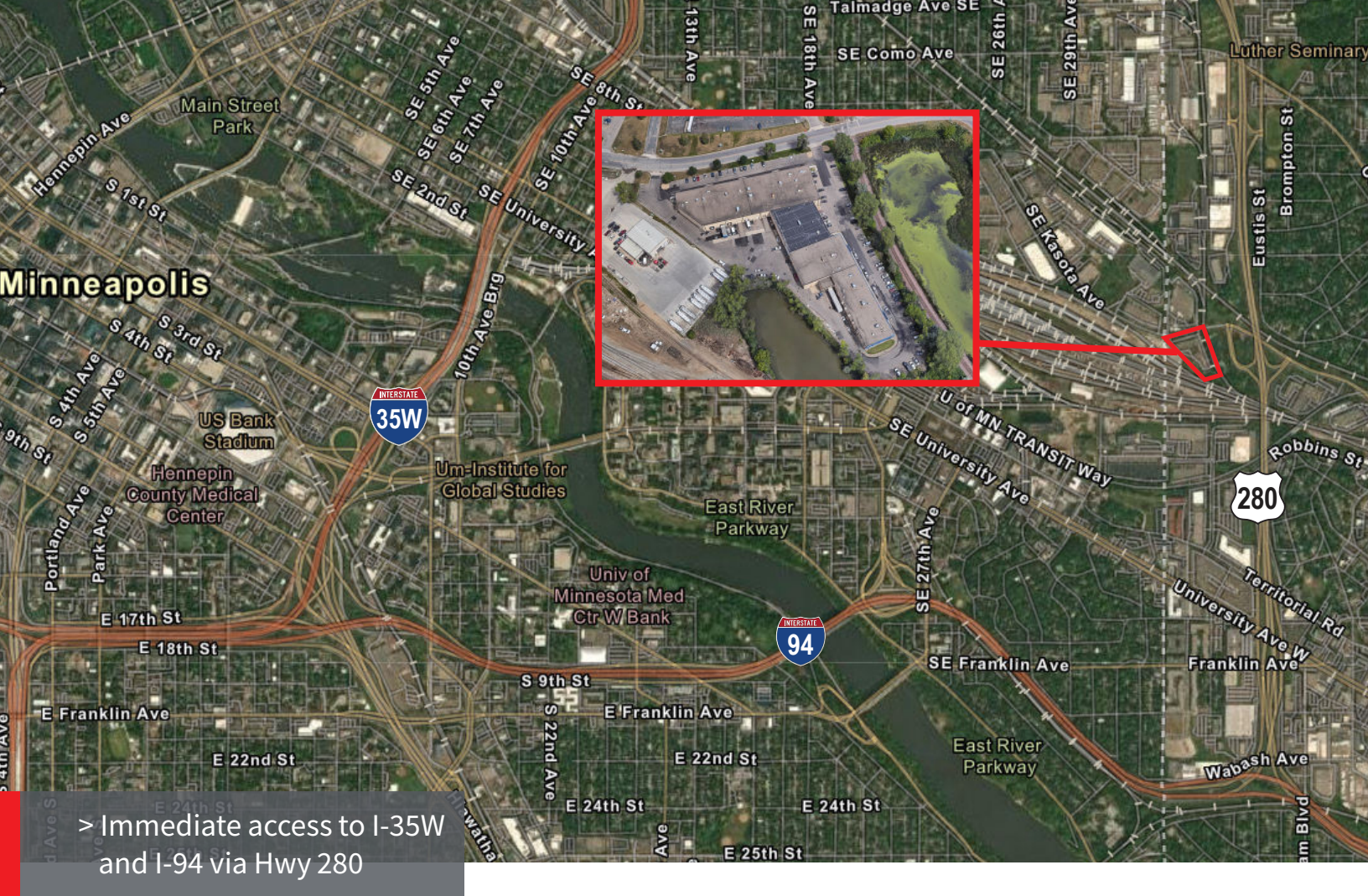


Floor plan



Building size	75,471 SF total	Lease rates	\$9.50 /SF
Currently available	Suite 2570 (Available Now): 3,959 SF 1st floor office 4,218 SF mezzanine office 8,177 SF Total	2023 Est. Tax & CAM	Tax: \$2.74 PSF CAM: \$2.68 PSF Total: \$5.42 PSF

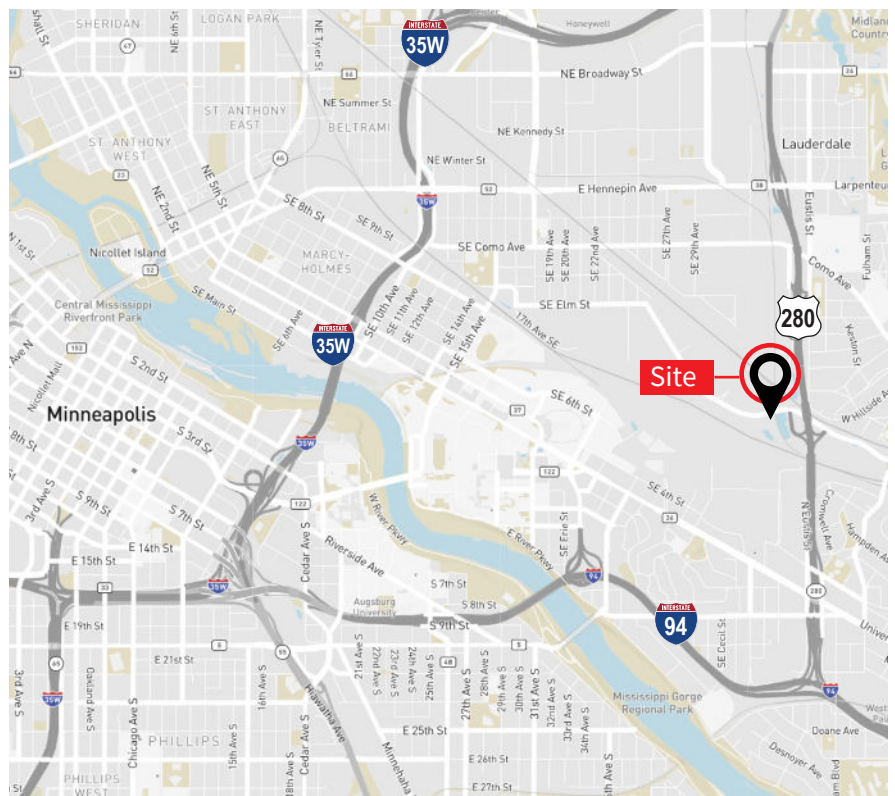




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