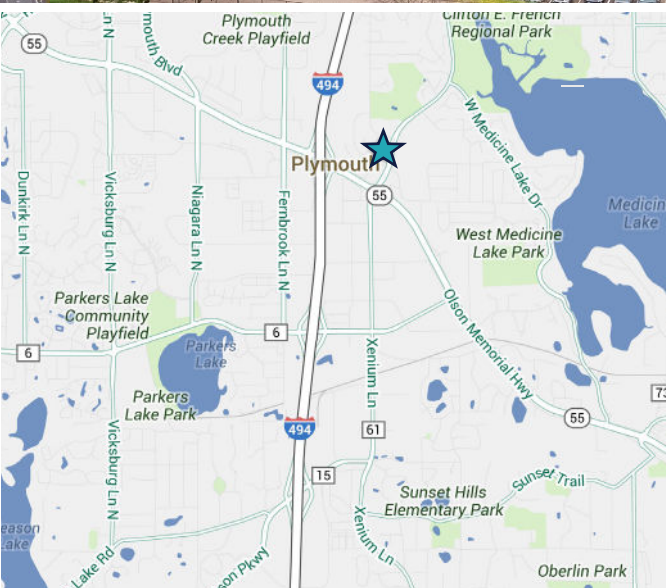




NORTHWEST BUSINESS CAMPUS I

2905 NORTHWEST BLVD PLYMOUTH, MN



VACANCY DETAILS

SUITE 20	17,748 SF Total (available in +/- 90 days) Existing lab/tech space 2 drive-ins
SUITE 100	10,341 SF Total Vacancy prep recently completed BTS office/warehouse 1 drive-in Comes with fitness center and locker rooms/ showers
SUITE 225	11,633 SF Total 100% office (BTS warehouse)
2024 EST. RE TAX & OP	\$8.54 PSF
LEASE RATES	Negotiable

PROPERTY DETAILS

TOTAL BUILDING SF	84,765 SF
LAND AREA	9.40 acres
CLEAR HEIGHT	12'
YEAR BUILT	1985
PARKING	344 (3.9/1,000) with potential to add more stalls
FREeway ACCESS	Access to Hwy 55 via Northwest Blvd

TOM BENNETT
+1 952 924 4897
tom.bennett@cbre.com

TOM HAYHOE
+1 952 924 4804
tom.hayhoe@cbre.com





2905 NORTHWEST BLVD, PLYMOUTH, MN

PROPERTY FEATURES

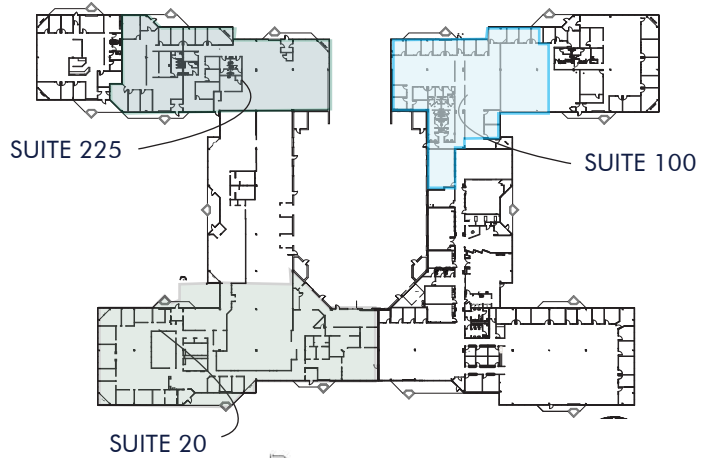
Recently completed vacancy prep!

Class A office finishes

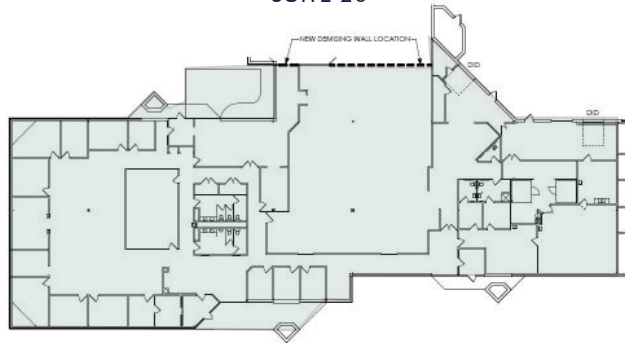
Space includes existing fitness center and locker-room/showers!

Plug-And-Play Opportunity

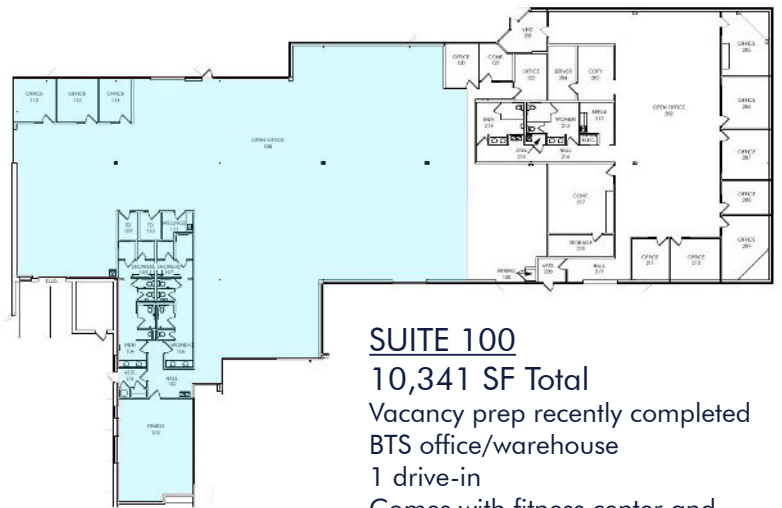
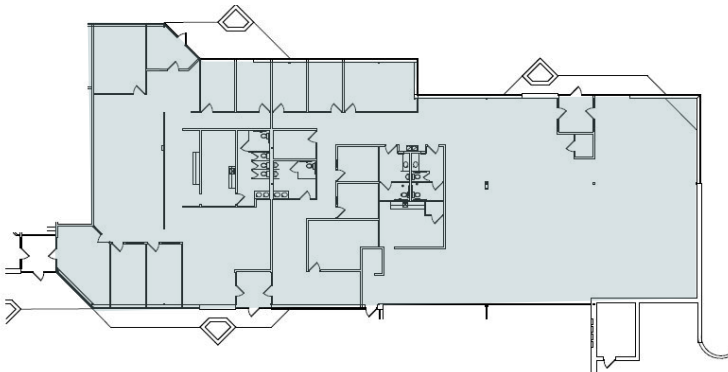
Located in close proximity to a multitude of retail, medical, office, restaurant, and hotel accommodations



SUITE 20
17,748 SF Total
Existing lab/tech space
2 drive-ins



SUITE 225
11,633 SF Total
100% office (BTS warehouse)



SUITE 100
10,341 SF Total
Vacancy prep recently completed
BTS office/warehouse
1 drive-in
Comes with fitness center and locker rooms/showers

TOM BENNETT
+1 952 924 4897
tom.bennett@cbre.com

TOM HAYHOE
+1 952 924 4804
tom.hayhoe@cbre.com

