



Voyager Building

Available For Lease

500 Marschall Rd | Shakopee, Minnesota 55379

Ryan Krzmarzick, CCIM SIOR
Executive Vice President
+1 952 897 7746
ryan.k@colliers.com

Ansel Cook
Associate
+1 952 897 7894
ansel.cook@colliers.com

1600 Utica Ave S, Suite 300
Minneapolis, MN 55416
colliers.com/msp





Voyager Building | Shakopee, MN

Building Specifications

Class A Space Amenities

- ✓ 27,766 sq. ft. office / medical / retail building
- ✓ Masonry construction
- ✓ Class A office building
- ✓ 119 parking spaces available
- ✓ Great access to Hwy 101 & Hwy 169

Net Rental Rates

\$15.00-\$17.50 per sq. ft.

Est 2026 CAM/Tax

\$9.62 per sq. ft.

Available

First Floor

- Suite 105 — 1,943 sq. ft. *(available 11/1/2026)*

Second Floor

- Suite 210 — 1,012 sq. ft. *(available immediately)*
 - Suite 220 — 4,945 sq. ft.* *(available immediately)*
- *divisible to 2,000 sq. ft.

Traffic Counts

Marschall Rd — 12,700 vpd

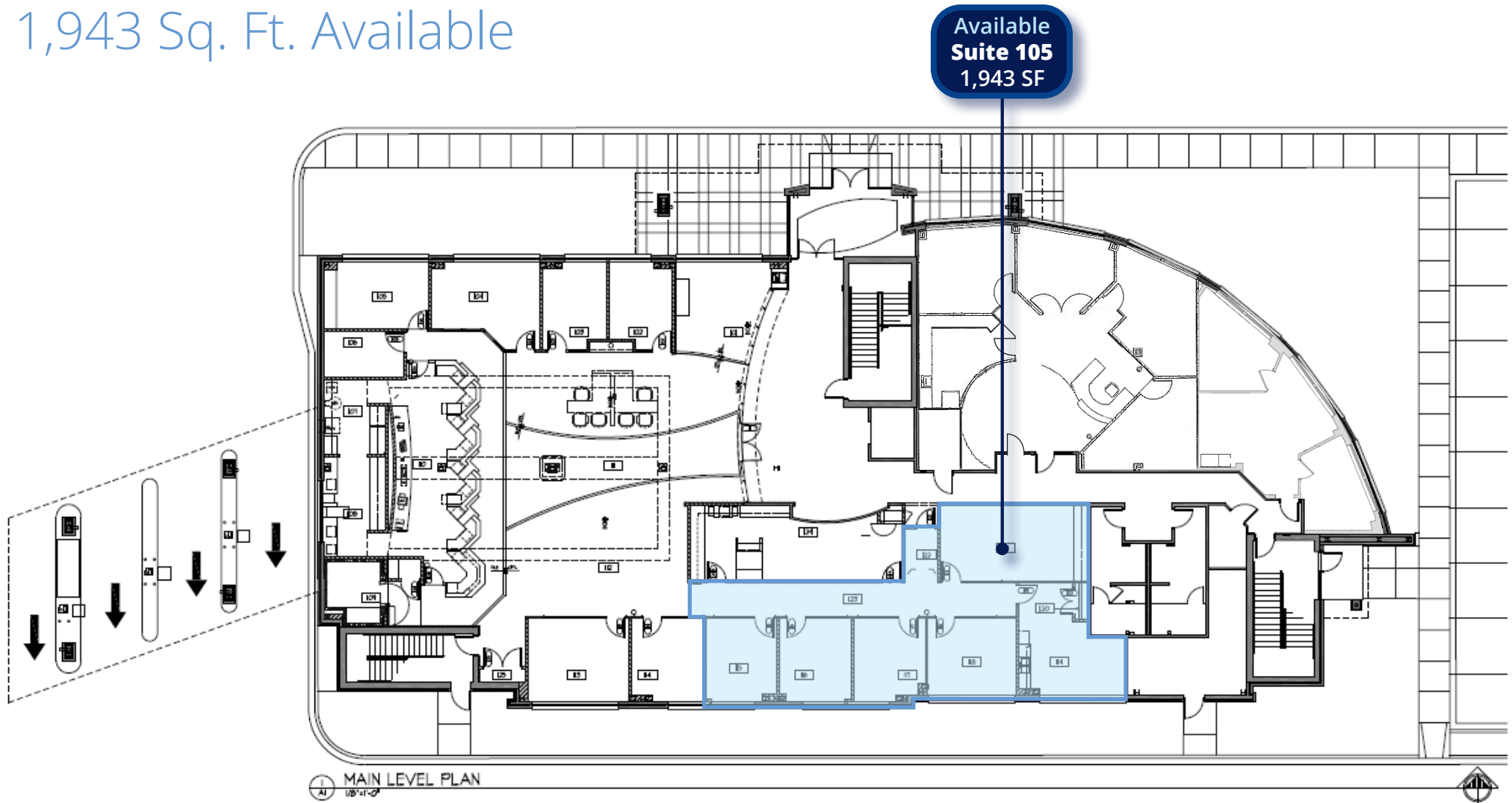
Eagle Creek Blvd — 7,300 vpd

CR 101 — 19,000 vpd



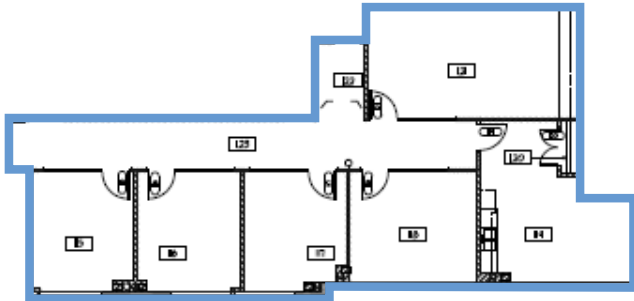
Floor Plan | **First Floor**

1,943 Sq. Ft. Available



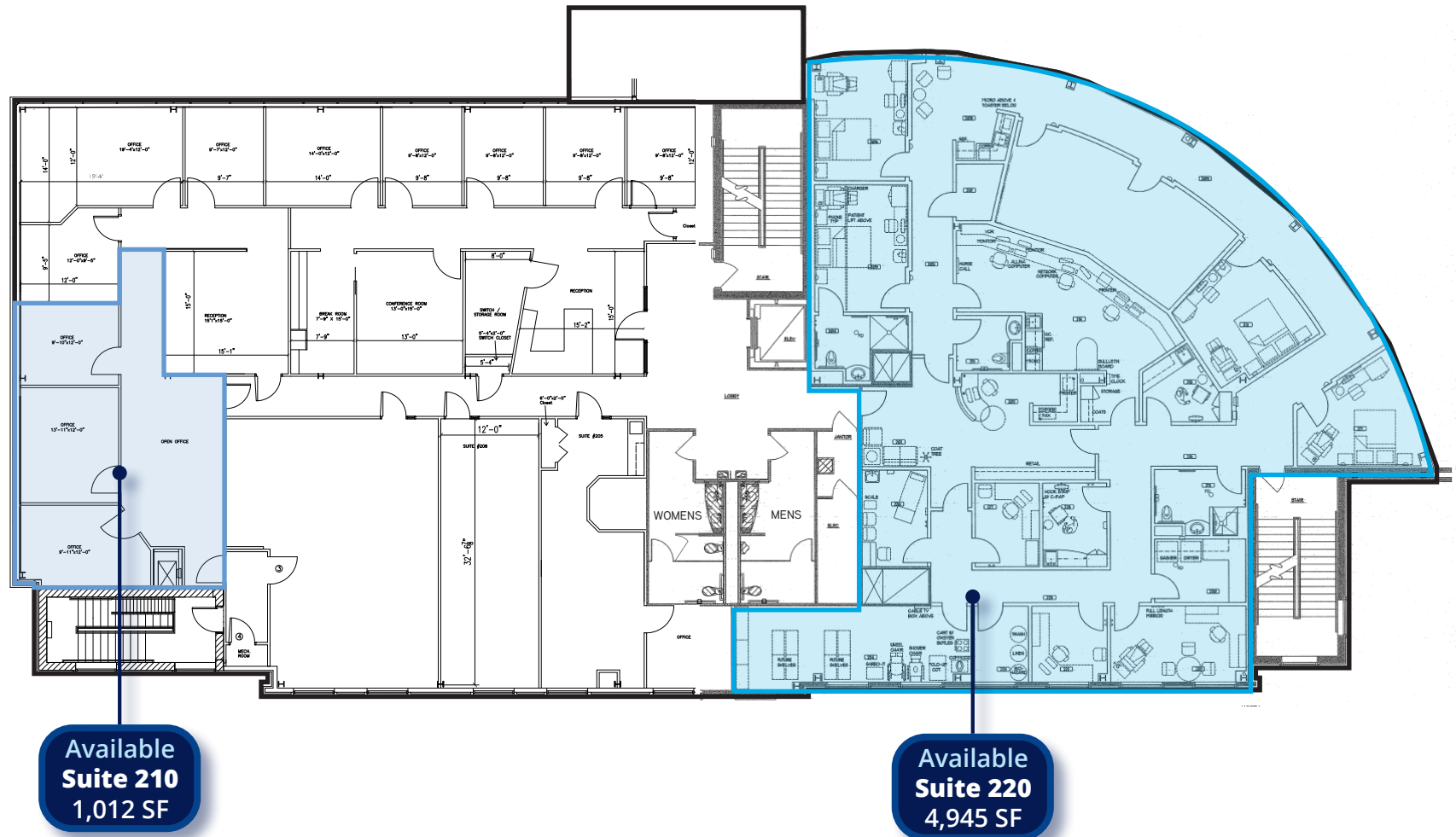
Photos | Suite 105

1,943 Sq. Ft.



Floor Plan | **Second Floor**

1,012 - 4,945 Sq. Ft. Available



Photos | Suite 210

1,012 Sq. Ft.

