

For Lease

8101 34th Avenue S,
Bloomington, MN



Nathan Karrick

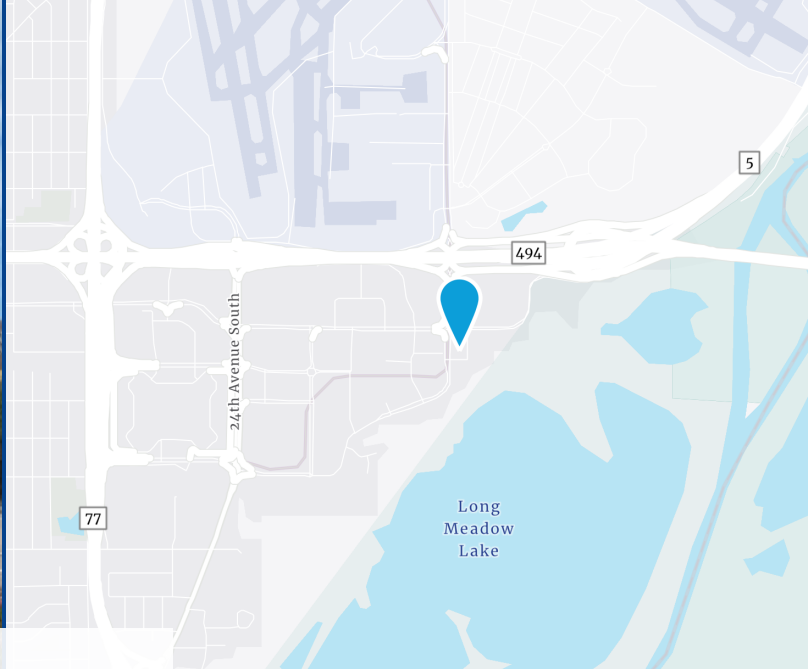
Vice President

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Property Overview

- Adjacent to American Boulevard Light Rail Station
- Convenient access to Minneapolis-St. Paul International Airport
- Exterior building signage available
- Terrific glass lines with view of the Minnesota River Valley
- Plug 'n Play - Furniture included for lower level vacancy
- Two restaurants and hotel across street
- 24-hour key card security access system
- Seconds to the Mall of America, multiple upscale restaurants, retail and entertainment, local hotels and office buildings

Address

8101 34th Avenue South
Bloomington, MN

Building Square Feet

41,163 SF

Currently Available

LL - 1,600 - 2,800 SF

1st Floor - 8,410 SF

Suite 200 - 4,392 - 15,599 SF

Suite 320 - 2,648SF

Suite 340 - 1,536 SF

Year Built

1979 with an addition in 1987

Rental Rates

\$15.00 PSF full-service gross



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