

Labore Business Center I

Office / Warehouse / Flex Space For Lease

Building Information

Address	3600 Labore Road Vadnais Heights, MN 55110
Building Size	25,696 SF
Year Built	1982
Clear Height	14'
Loading	One (1) grade level drive-in door
Space Available	Suite 1 2,155 SF Total (700 SF Office)
Date Available	Available Immediately
Net Rental Rates	\$12.00 PSF Blended
2026 Estimated CAM & Tax	\$5.58 PSF



Currently Available

Suite 1 | 2,155 total SF with approximately 700 SF office.
Endcap space with abundant glass.

Building Highlights

- 25,696 SF total square foot multi-tenant office/warehouse building.
- Located directly on the NEC of County Rd E and Labore Road in Vadnais Heights.
- High visibility with over 14,246 vpd on County Road E.
- Building signage available.
- Locally owned and managed.
- Conveniently located by numerous nearby amenities.