

For Lease

Grandview Square
Edina, MN



Kevin O'Neill, SIOR
Executive Vice President
+1 952 897 7724
kevin.oneill@colliers.com

Nathan Karrick
Vice President
+ 952 897 7722
nathan.karrick@colliers.com

Colliers

Accelerating success.

For Lease

Property Overview

Civic Address:	5201 Eden Avenue Edina, MN 55436
Currently Available:	1,603 - 2,156 SF
Building Size:	96,000 SF
Year Built:	2001
Number of Floors:	3
Rental Rates:	Negotiable
2026 Tax/Ops:	Op: \$10.90 PSF Tax: \$4.46 PSF Total: \$15.36 PSF
Available Suites:	• Suite 347: 2,156 • Suite 349: 1,603 SF

Property Highlights

- Great access off I-494 and Highway 100
- Three story, Class A office building
- Ample surface parking
- Conference room available to all tenants
- Fitness center with locker and shower facilities
- Lunchroom with vending machines
- Excellent natural light
- Numerous area amenities including restaurants, hotels and retail in the immediate area



Contact us:

Kevin O'Neill, SIOR

Executive Vice President
+1 952 897 7724
kevin.oneill@colliers.com

Nathan Karrick

Vice President
+1 952 897 7722
nathan.karrick@colliers.com

Colliers

1600 Utica Avenue S, Suite 300
St. Louis Park, MN 55416
colliers.com



Updated Tenant Lounge Area



