



Colliers

For Lease

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Drone Video



2100 Gilbert Avenue St. Paul, MN 55104

Manufacturing / Storage / Maker Space

- 50,679 square foot multi-tenant building located at the 50 yard line of the Twin Cities metro area, in the Midway industrial area of St. Paul.
- **Available now:** Suite 2034 — 4,790 square feet with dock loading
- Direct access to US 280, I-94, I-35W and I-35E.
- Tenant signage on I-94 available with 100,000 vpd.
- 2 blocks to Green Line Light Rail system.
- Locally owned and managed.
- Dock access, heavy power, fully sprinklered.
- Six minute drive to downtown Minneapolis or St. Paul.

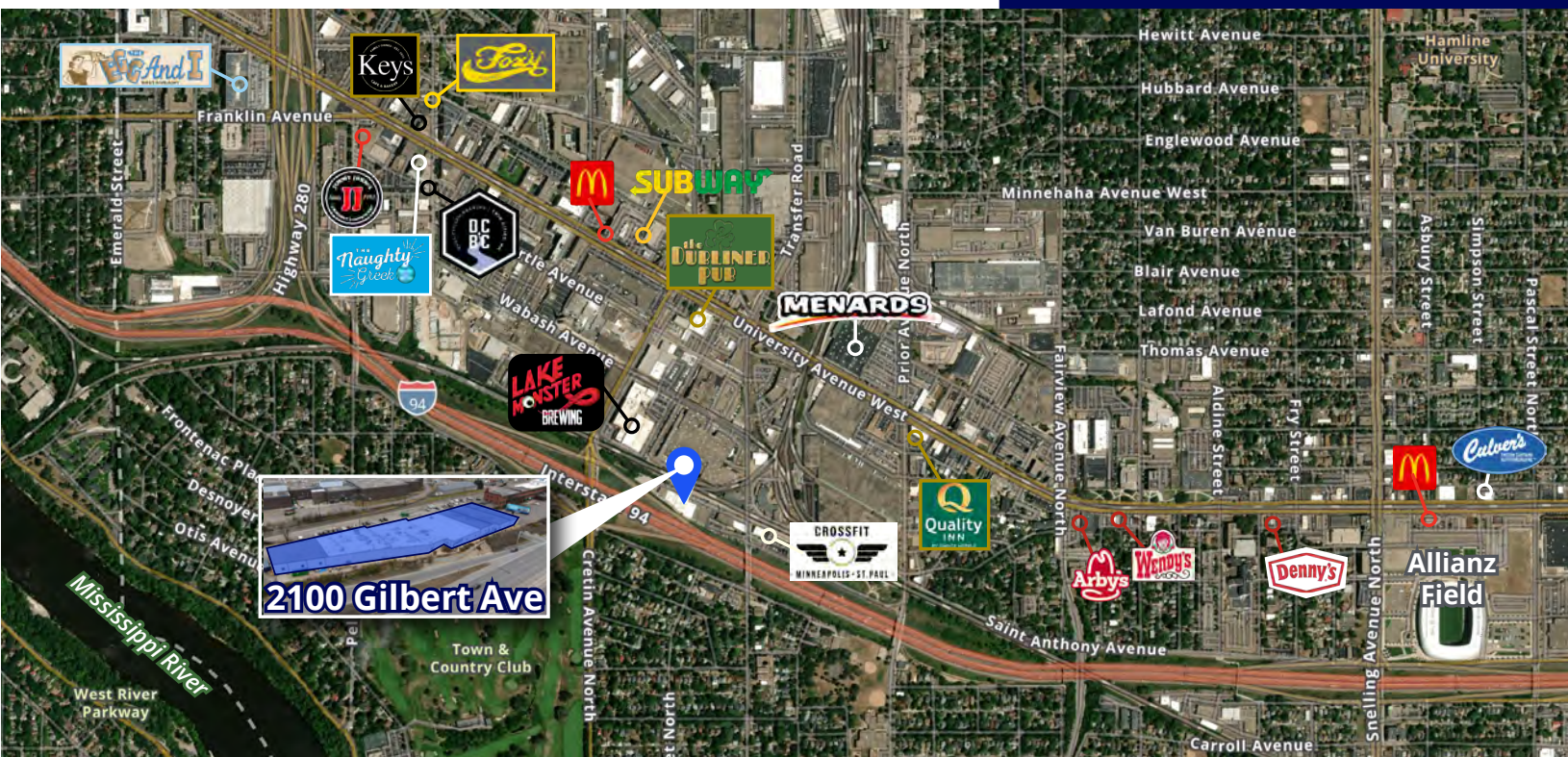
Accelerating success.

Property Overview

Address:	2100 Gilbert Avenue Saint Paul, MN 554104
Building Size:	50,679 square feet
Available Now:	Suite 2034 — 4,790 square feet with dock loading
Zoning:	I-1 Industrial
Year Built:	1950
Loading:	Two (2) docks and six (6) drive-in doors
Clear Height:	12' - 16'
Site:	1.65 acres
Power:	200 amps - 208/240 VAC
Column Spacing:	23' x 25', 40' x 30'
Sprinklered:	Yes
Net Rental Rates:	\$8.00 PSF blended
2026 RE Tax & Insurance:	\$3.08 PSF



Nearby Amenities

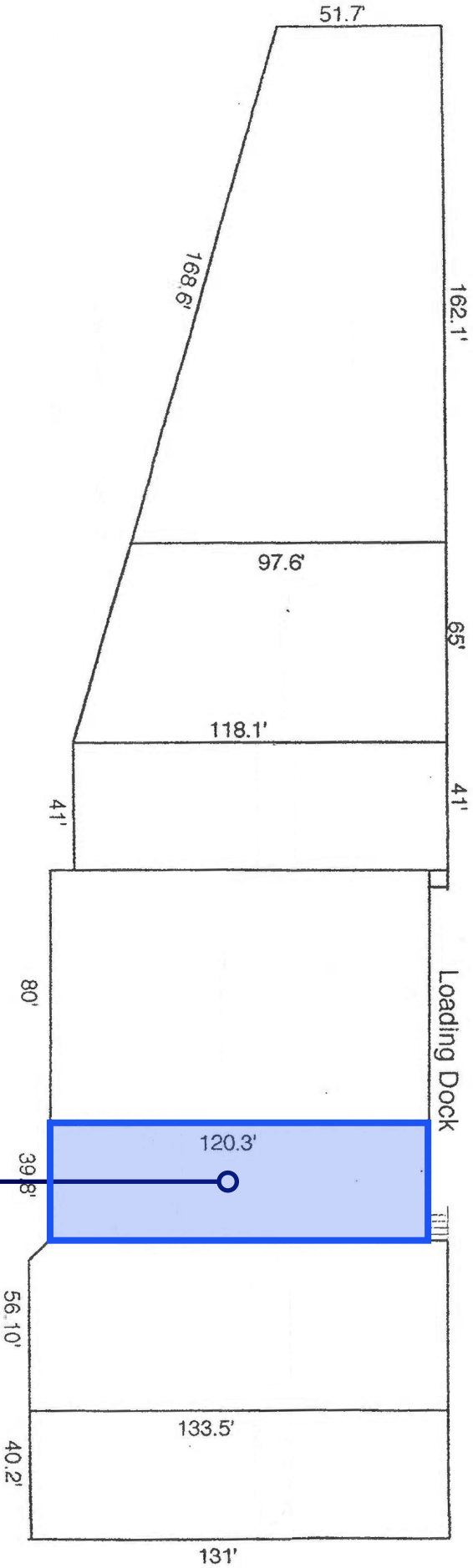


Building Plan

← GILBERT STREET →

← INTERSTATE 94 →

Suite 2034
4,790 SF





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