

ARMSTRONG BUSINESS CENTER II

MINNEAPOLIS-ST. PAUL
SOUTHEAST

980 Lone Oak Road
Eagan, MN 55121



FOR LEASE

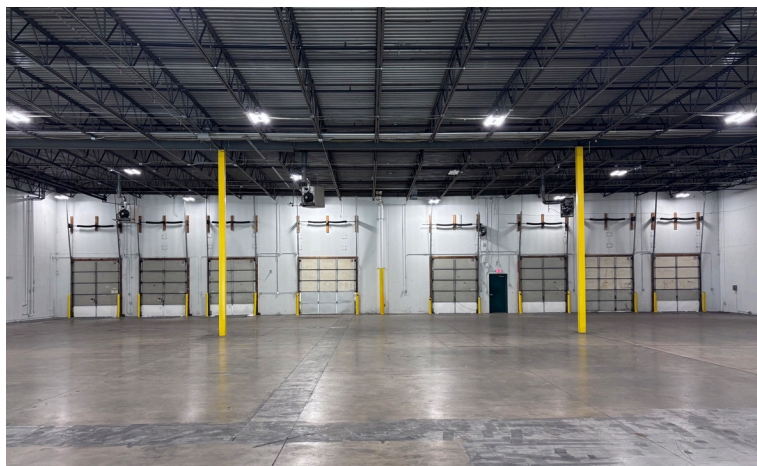
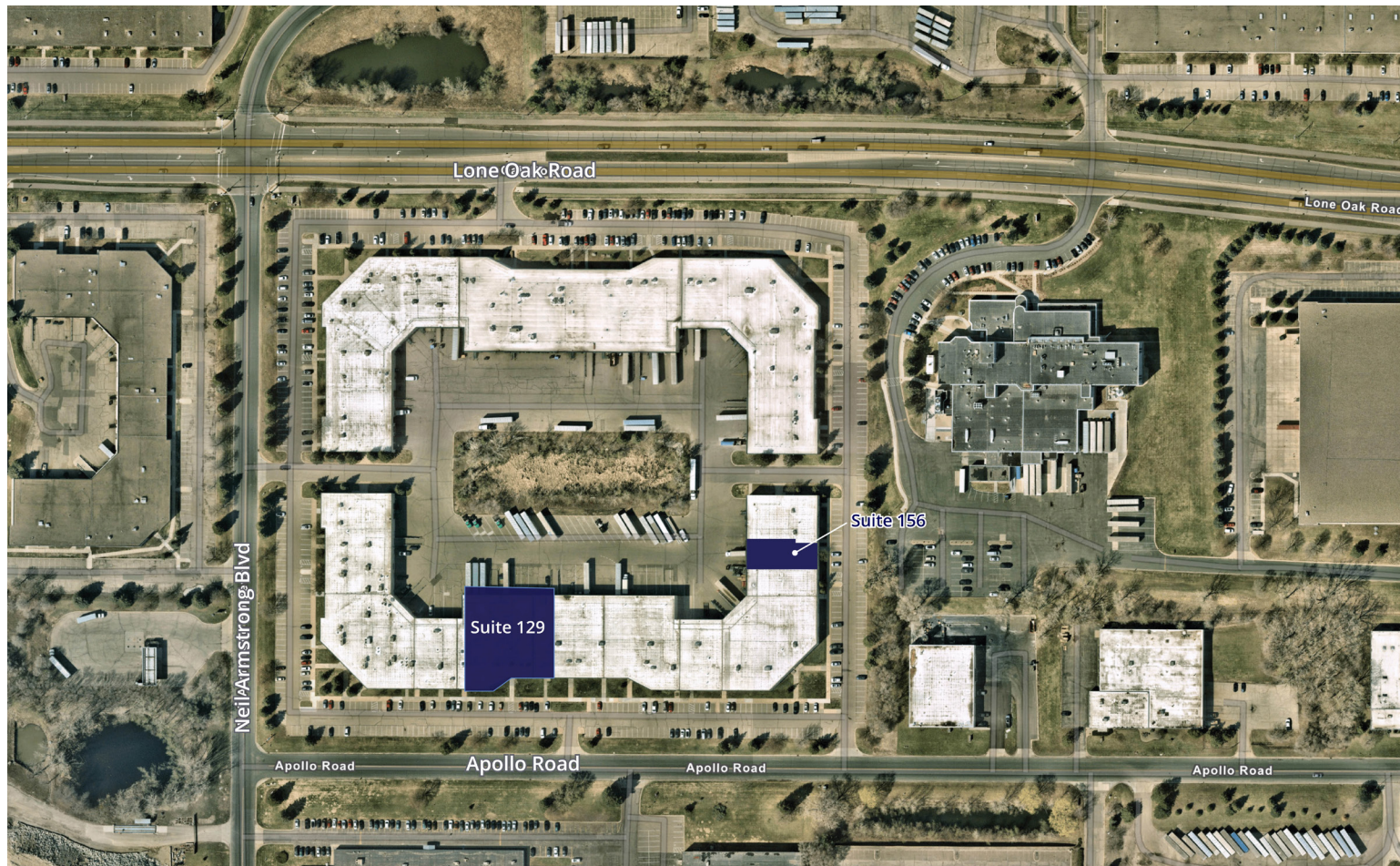
±25,489 SF

SUITES 129 & 156



REPRESENTED BY

Colliers



PROPERTY DETAILS

Property Size	154,950 SF
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Parking	275 spaces (1.63/1,000)
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Clear Height	20'
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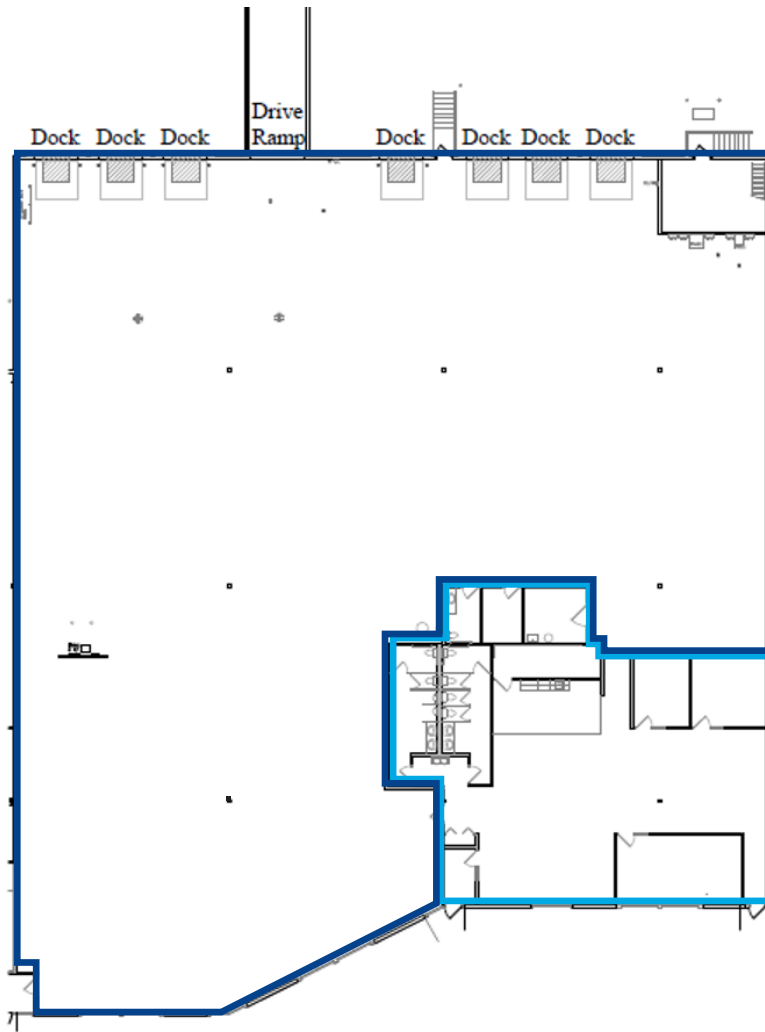
Year Built	1992
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Availbale Now: Suite 129	20,416 SF
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Available Feb 2027: Suite 156	5,073 SF
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Lease Rates	Negotiable
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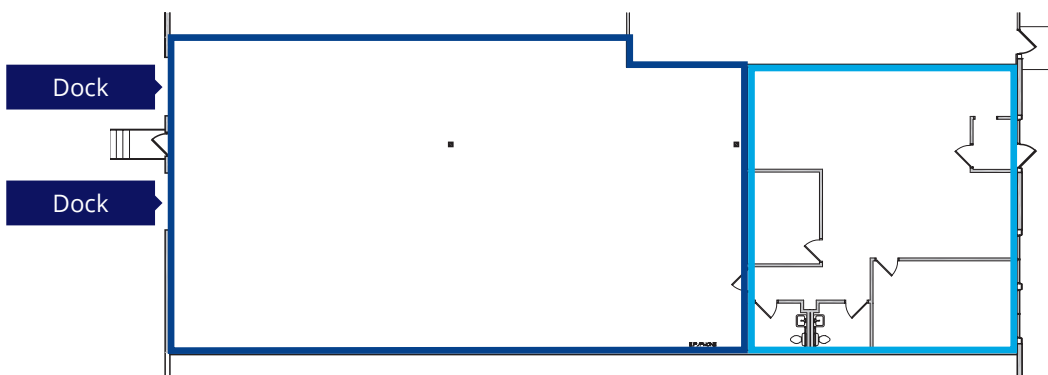
CAM/Tax (2027)	\$3.44 PSF
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Suite 129

20,416 SF

- 3,468 SF Office
- 16,948 SF Warehouse



Suite 156

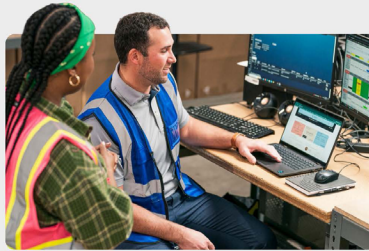
5,073 SF

- 1,546 SF Office
- 3,527 SF Warehouse

Committed to Driving Value for Our Customers

Properties with a Competitive Edge

Our scale, proprietary data and local relationships allow our 1,200+ skilled team members to help customers stay ahead of market trends.

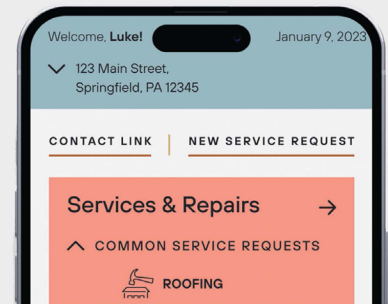


Best-in-Class Customer Service

Our on-the-ground regional teams provide you with local expertise, leveraging data-driven insights to find the right solutions for your business.

Link+

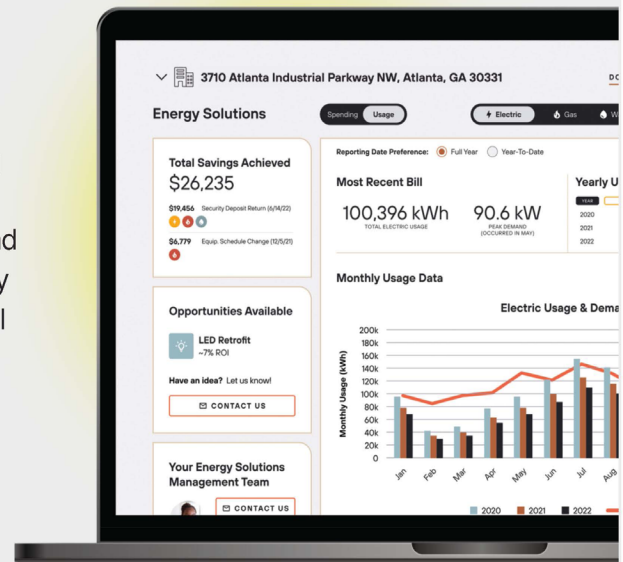
Our digital customer experience platform provides easy access to your property management teams, lease documents, billing and service requests. Sign up today!



500 Million
Square Foot
Portfolio

Energy Solutions

Link Logistics' award-winning utility management program helps customers save time and money while unlocking energy efficiency opportunities. Enroll today through Link+.



CONTACT INFORMATION



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