

5480

Nathan Lane North,
Plymouth, MN

BASS LAKE BUSINESS CENTRE I

SUBLEASE
7,771 SF



SUMMARY

Address:

5480 Nathan Lane N, Plymouth, MN 55442

Space Available:

1,778 sf OFFICE
5,993 sf WAREHOUSE
7,771 sf TOTAL

Available:

Now

Clear Height:

18'

Loading:

Two (2) Docks

Sublease Rate:

Negotiable

2026 Estimated
Tax & CAM:

\$1.68/sf CAM
\$3.74/sf RE TAX
\$5.42/sf TOTAL

Sublease Term:

Flexible

Parking Ratio:

2.74/1000

Zoning:

I-1, Light Industrial

Notes:

- Class A brick & ribbon-glass facility
- Great access to Bass Lake Road & 169
- Near many area amenities

ROB DAVIDSON

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STEPHEN DAVIDSON

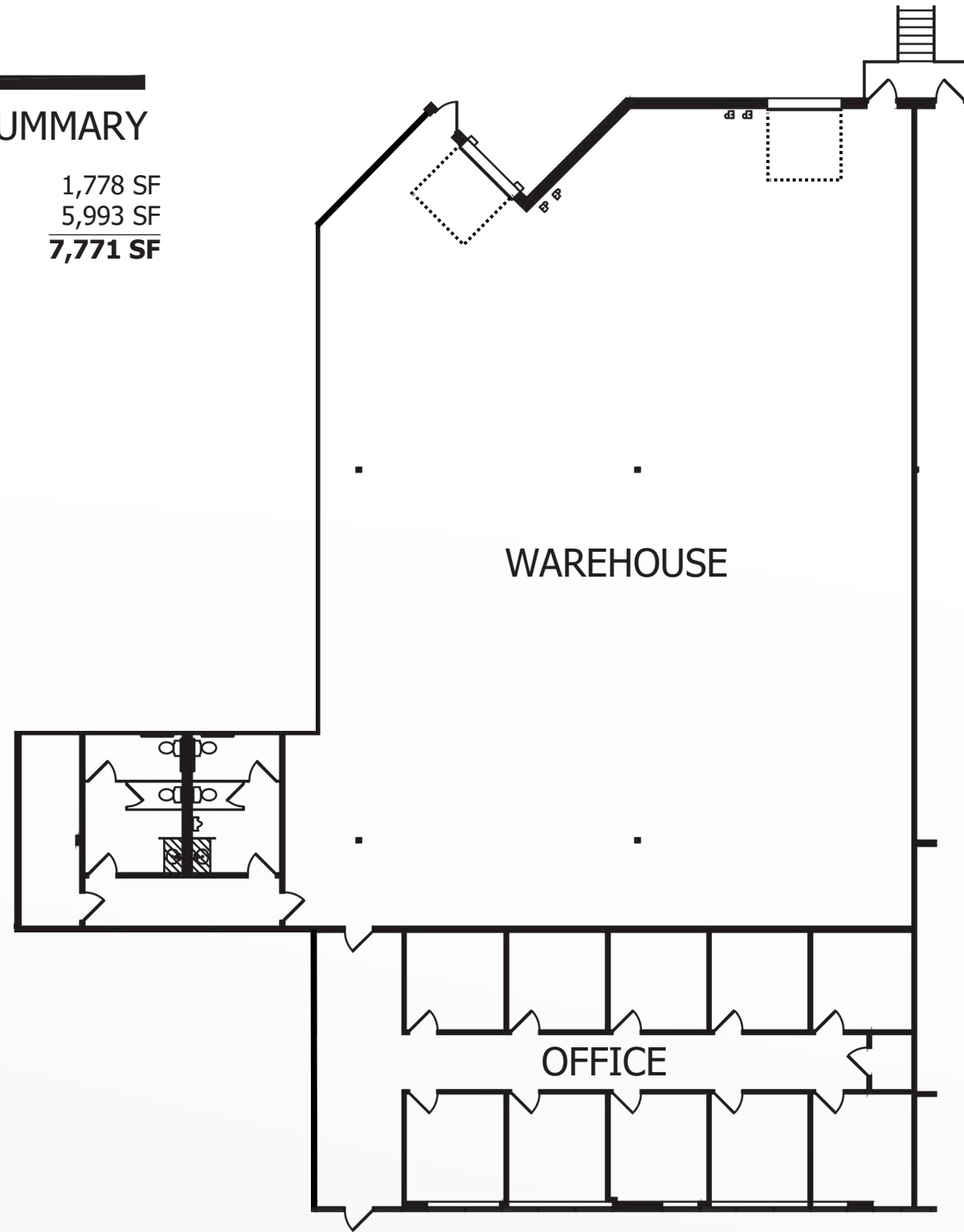
Partner
651-481-6291
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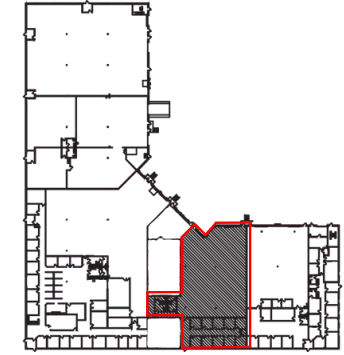
I FLOOR PLAN

SQUARE FOOTAGE SUMMARY

OFFICE	1,778 SF
WAREHOUSE	5,993 SF
TOTAL	7,771 SF



BASS LAKE BUSINESS CENTRE I
5480 NATHAN LANE NORTH PLYMOUTH, MINNESOTA



KEY PLAN

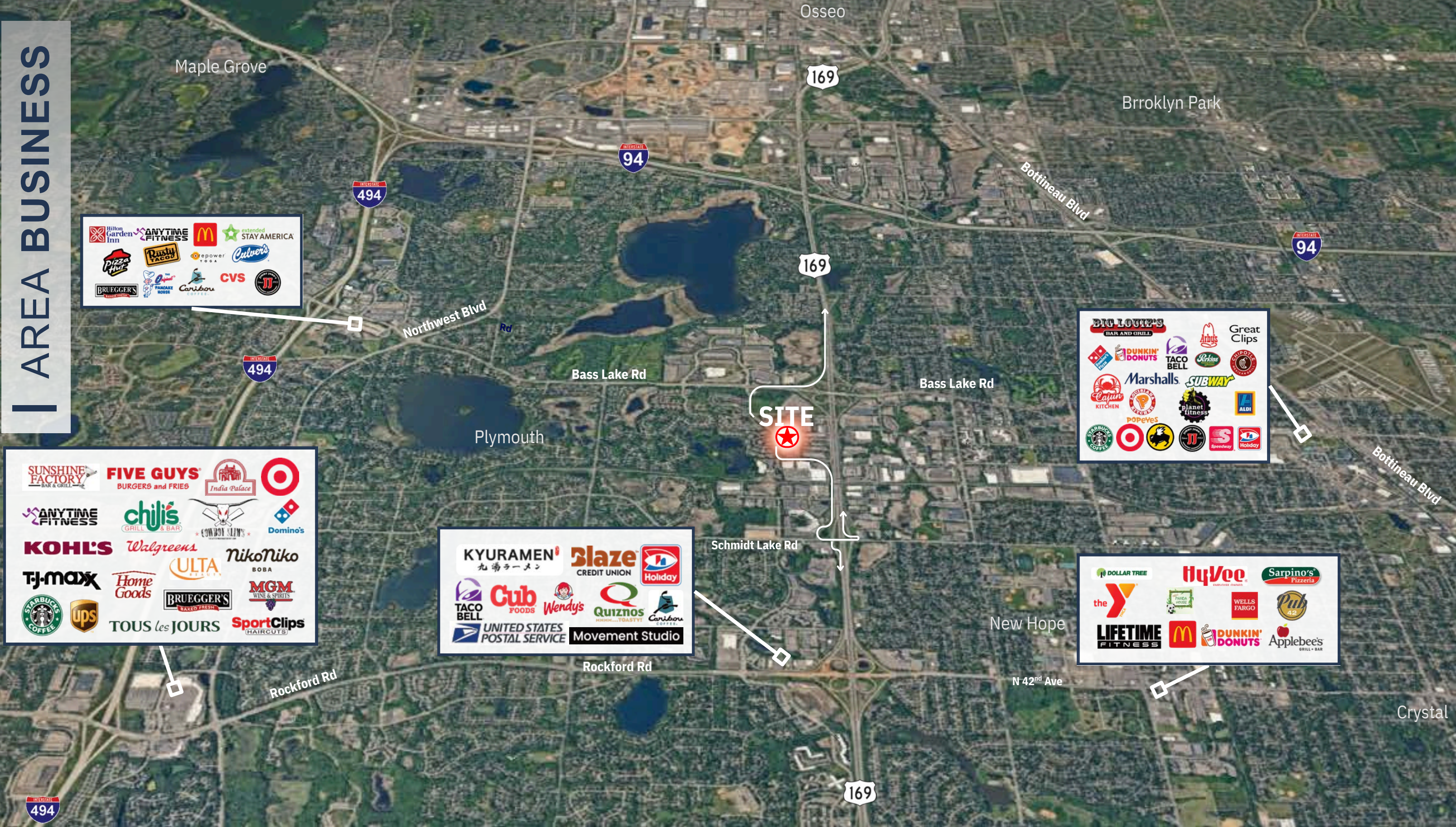
NOT TO SCALE



INTERIOR PHOTOS



I AREA BUSINESS



Businesses near Northwest Blvd and I-494:

- Hilton Garden Inn
- ANYTIME FITNESS
- McDonald's
- extended STAY AMERICA
- Pizza Hut
- Rusty Taco
- Power Tools
- Culver's
- Bruegger's
- Pancake House
- Caribou Coffee
- CVS
- JJ

Businesses near Bottineau Blvd and I-94:

- BIG LOUIE'S
- Great Clips
- Dunkin' Donuts
- Taco Bell
- Arby's
- Marshall's
- Subway
- Cajun Kitchen
- Popeye's
- Planet Fitness
- Aldi
- Starbucks
- Target
- Speedway
- Holiday

Businesses near Rockford Rd and I-494:

- Sunshine Factory
- Five Guys
- India Palace
- Target
- ANYTIME FITNESS
- Chili's
- Domino's
- Kohl's
- Walgreens
- NikoNiko
- TJ-maxx
- Home Goods
- Ulta
- Bruegger's
- MGM
- Starbucks
- UPS
- Tous Les Jours
- Sport Clips

Businesses near Rockford Rd and I-94:

- KYURAMEN
- Blaze Credit Union
- Holiday
- Taco Bell
- Cub Foods
- Wendy's
- Quiznos
- Caribou Coffee
- United States Postal Service
- Movement Studio

Businesses near N 42nd Ave and I-94:

- Dollar Tree
- HyVee
- Sarpino's Pizzeria
- The Y
- Wells Fargo
- Pub 42
- Lifetime Fitness
- McDonald's
- Dunkin' Donuts
- Applebee's

Bass Lake Business Centre I

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FOR MORE INFORMATION, CONTACT:

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