

## Site Information:

Location: 226 South Main Street, Stillwater, MN  
 Description: Commercial Store Front  
 Square Feet: 2,000 SF Total  
 Availability: Immediate



226 South Main Street  
Stillwater, MN



### Features

- Classic Retail Location Centrally Located in the Heart of Downtown Stillwater
- Several Store Front Windows
- Wide Open Versatile Spaces Offered on Two Separate Levels

## Property For Lease:

Property Type: Retail Commercial  
 Single/Multi: Single

Date Available: IMMEDIATE  
 Lease Term: Three-Year Minimum

## Square Feet Available:

SF Available: 2,000  
 First Floor: 1,000 SF  
 Second Floor: 1,000 SF

## Lease Rates/SF:

Year 1: \$1,800/Month Net  
 Year 2: \$1,900/Month Net  
 Year 3: \$2,000/Month Net  
 Year 4: \$2,100/Month Net  
 Year 5: \$2,200/Month Net

Tenant Pays: Heat, Electric, Water, Phone, Internet & Insurance  
 Tenant Pays: \$120/Month for Fire & Security Monitoring

## Building Data:

Parking: Off-Street  
 Utilities: All City Utilities

Construction: Brick, Stone & Stucco  
 HVAC: Yes

For more information contact:

**Kevin J. LaCasse**

651.430.2024 office

651.216.4858 cell

651.430.2480 fax

klacasse@greystone-commercial.com

**Steve Ogren**

651.275.8951 office

651.430.2480 fax

sogren@greystone-commercial.com

\*\*All square footages are assumed to be approximate\*\*