

For Lease

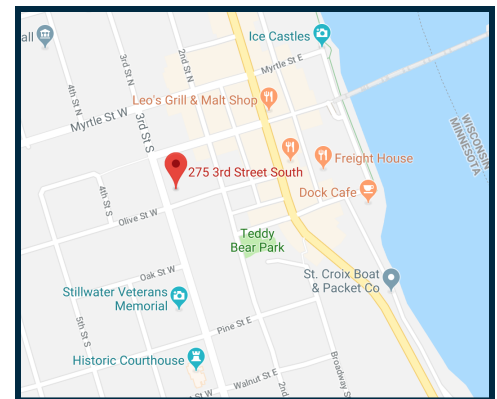
Multi-Tenant Office Stillwater Location

- Downtown Stillwater Location
- Views of St. Croix River
- Heated Parking Garage
- Convenient Location
- New Utilities
- Modernized Elevator
- Easy Access to New Bridge
- Multiple Size Suites Available



**NOW
AVAILABLE
FOR
LEASE**

**275 Third Street South
Stillwater, MN**



For more information contact:

Grady Erickson

651.341.0798 mobile

651.430.2480 fax

gerickson@greystone-commercial.com

**275 Third Street South
Stillwater, MN**

Site Information:

Property Type: Office Building
Description: Multi-Tenant
Date Available: Immediate
Lease Terms: TBD

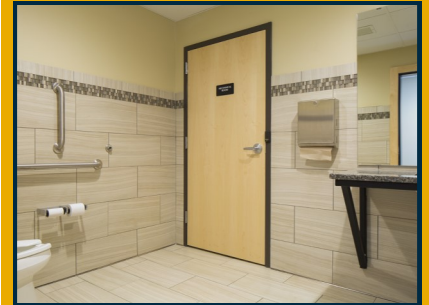
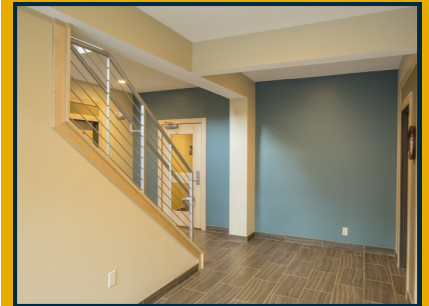
Square Feet Available:/Rates

Suite 101A: 480 SF @ \$680.00/Month/NNN
Suite 104: 612 SF @ \$816.00/Month/NNN
Suite 201: 840 SF @ \$1,190.00/Month/NNN
Suite 202: 876 SF @ \$1,241.00/Month/NNN
Suite 301: 840 SF @ \$1,260.00/Month/NNN
Suite 303: 1,215 @ \$1,924/Month/NNN

CAM & RE Taxes:\$8.27 PSF

Building Data:

Year Built: 1983, Complete Renovation in 2016
Construction: Wood Frame, Nichiha Fiber Cement Siding
Roof: Duralast
Floors: Three (3) plus garage
Parking: 8 heated indoor
14 stall private off-street
Ceiling Height: 8'
Utilities: City Sewer/Water, Electric/Gas, Cable
HVAC: Roof mounted units
Sprinkler: None



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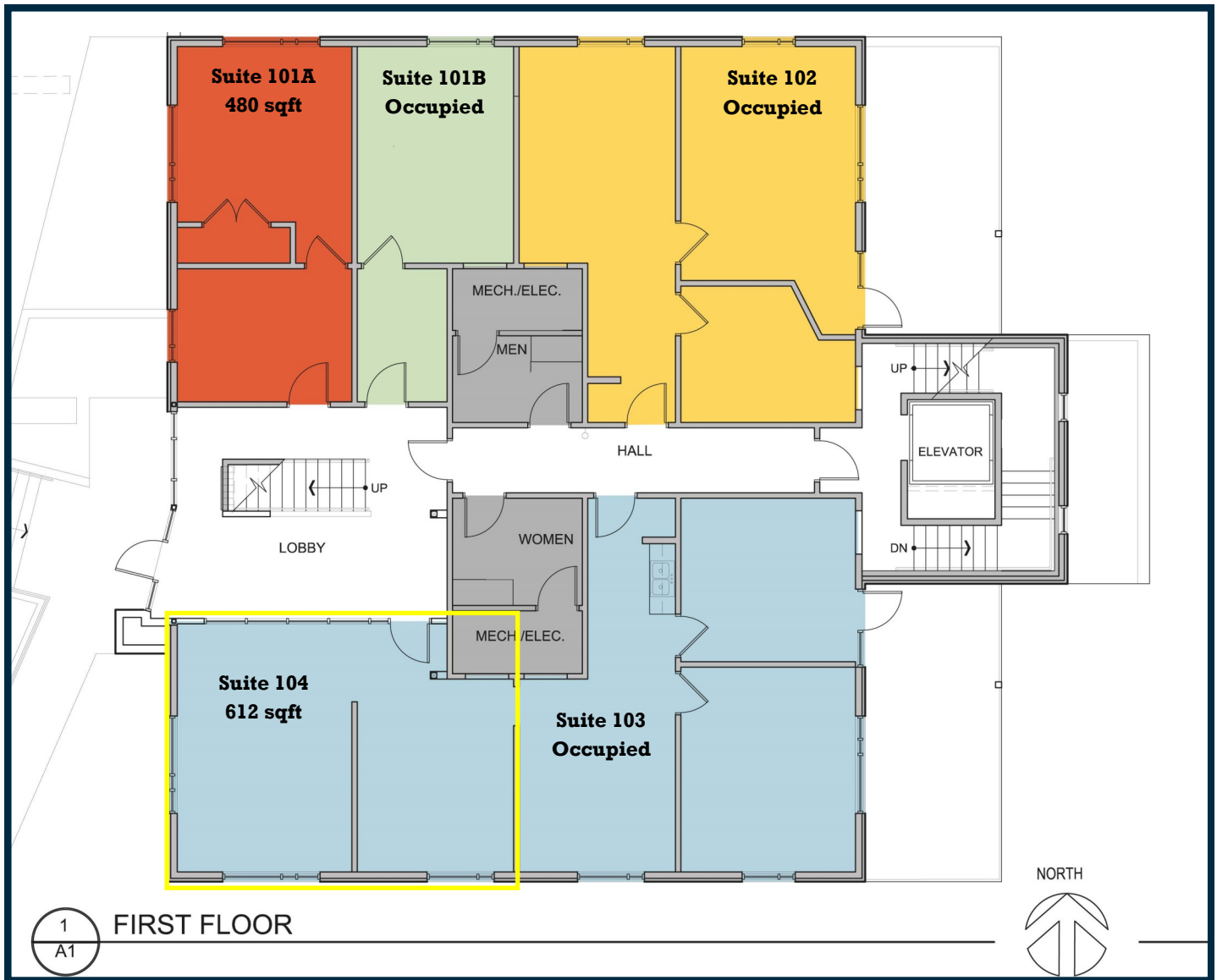
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Floor Plan

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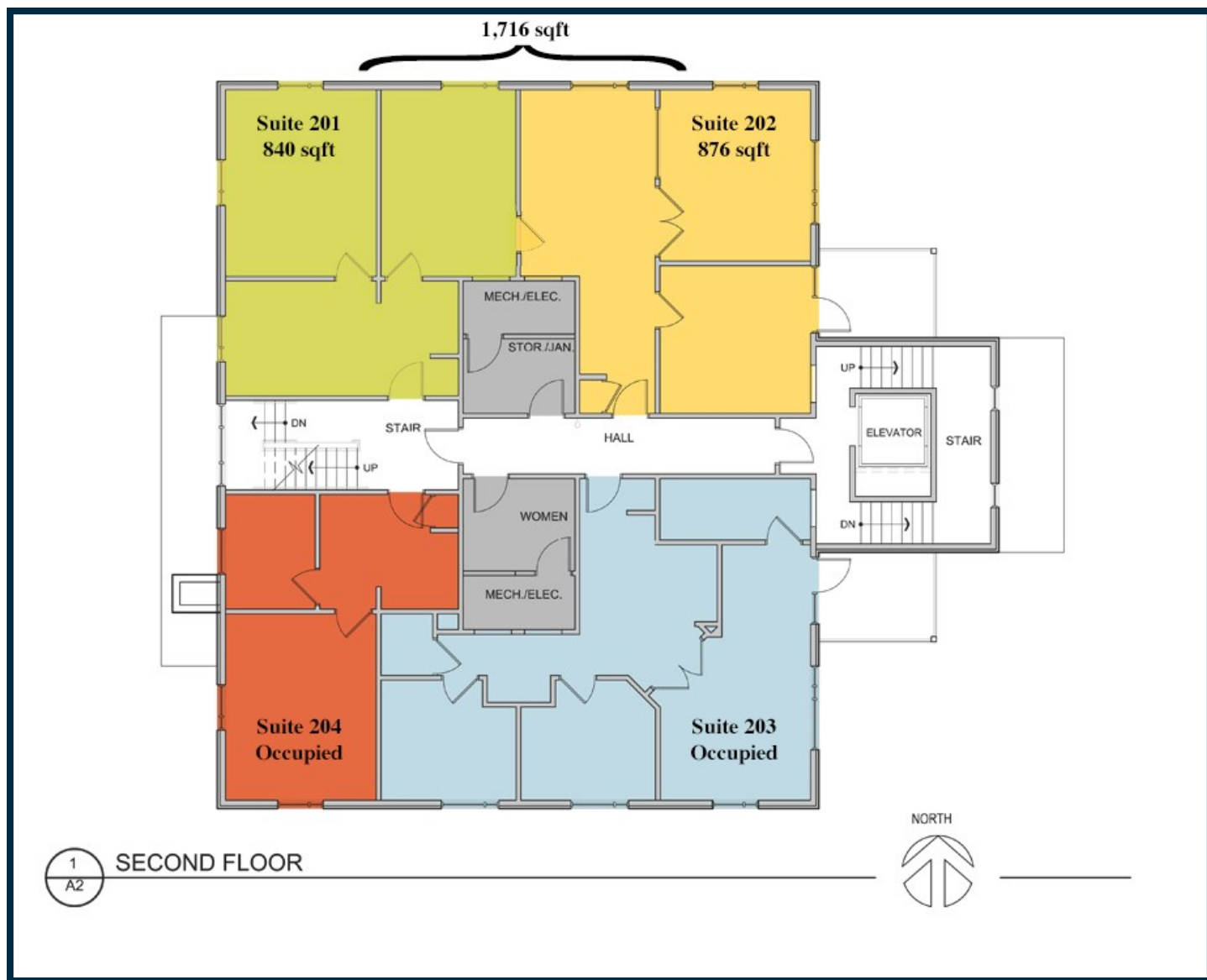
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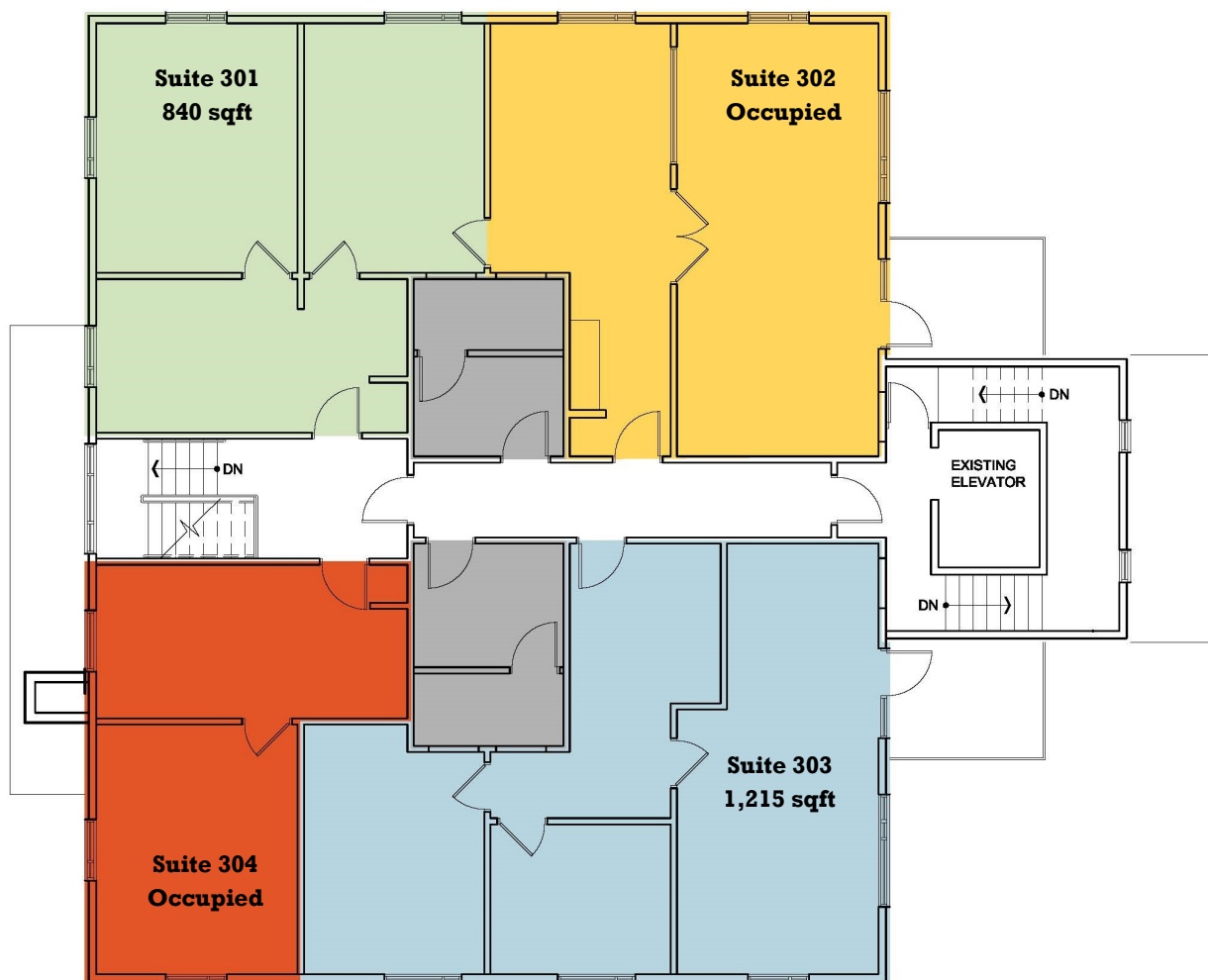
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THIRD FLOOR TENANT DIMENSIONS



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