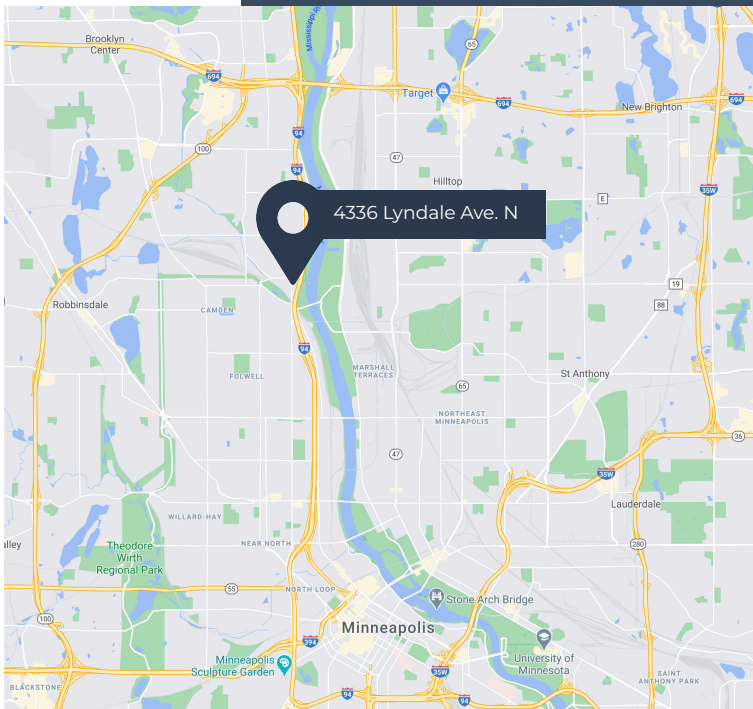


Single Tenant Office Space

For Sale | Off-Market

Building one of a kind office environments that inspire creativity and maximize productivity.

📍 4336 Lyndale Ave. N, Minneapolis 🏠 8,800 total SF



Overview

A single tenant office building for sale. Long term tenant, Hennepin County Corrections, has been in this location for over 12+ years with an option to review for another 5 years until 8/31/2029. Hennepin county recently invested ~\$400,000 into remodeling and with heavy office build-out, conference rooms and private meeting rooms. Updated bathrooms and Lab space, 2-way mirror.



Year Built 1947

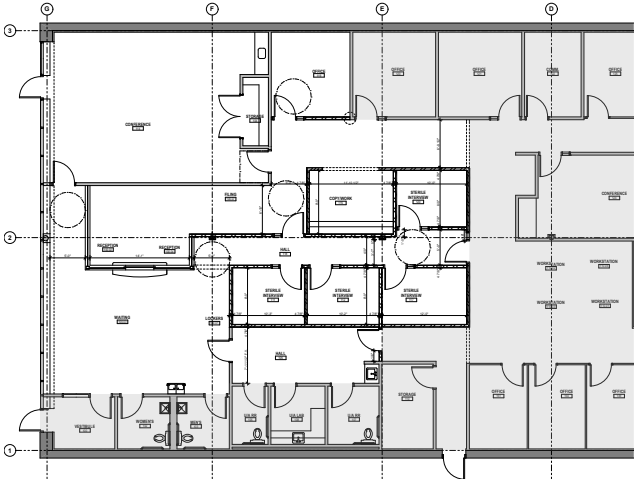
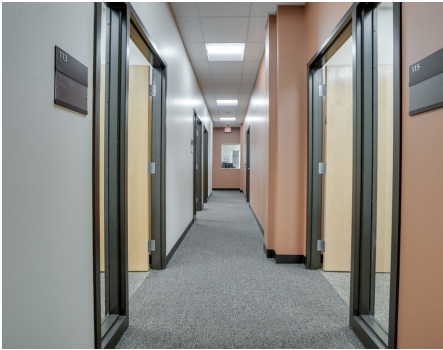
Lot .69 acres

Tenant 1

NOI \$76,132.63

Sale \$1,150,000.00

Parking 51 off-street



For more information:
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