

FOR SALE



7,660 SF
BLAINE INDUSTRIAL CONDO

10064, 10066 & 10068 Flanders Court NE
Blaine, MN 55449

Warehouse (5,740 SF) + office (1,120 SF) + mezzanine (800 SF) in northeast metro

Three condos, one building; end cap

16' clear height; 3 overhead doors; 12x14'

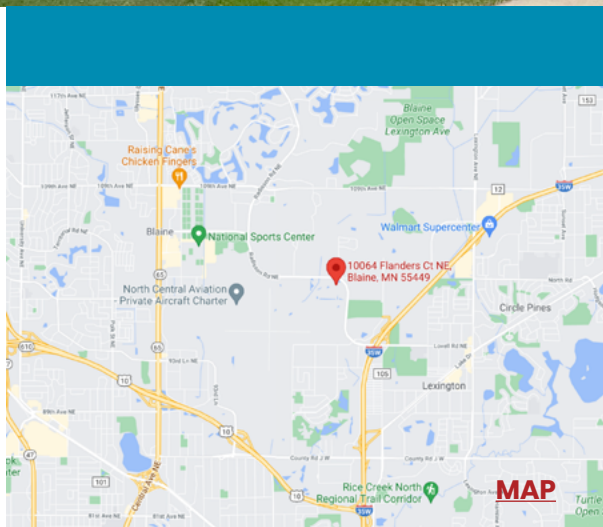
Radiant heat and flammable waste traps

Investment opportunity through July 2022

Near retail, restaurants, grocery, fast food, coffee and more

Located just off 35W, at the corner of 93rd and Radisson Road; near National Sports Center

Excellent access to 35W and Hwy 65; north of Hwy 10



Jeff Salzbrun
612-788-1552

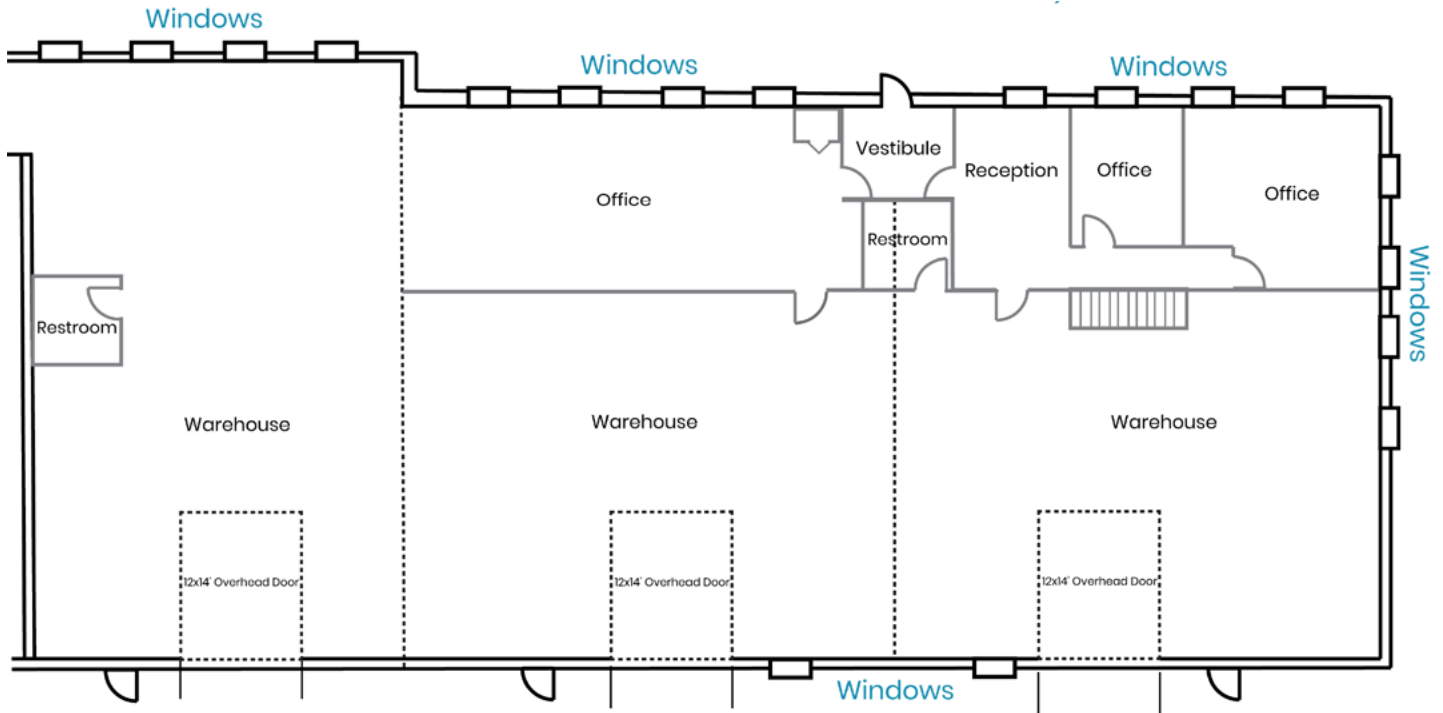
jeff@CEGspaces.com
CEGspaces.com

Commercial Equities Group
— Investment Real Estate Services

Sale Price: \$950,000

2021 Taxes: \$9,448.33 | Association Fees: \$1.09/SF

Three Condo Floor Plan | End Cap



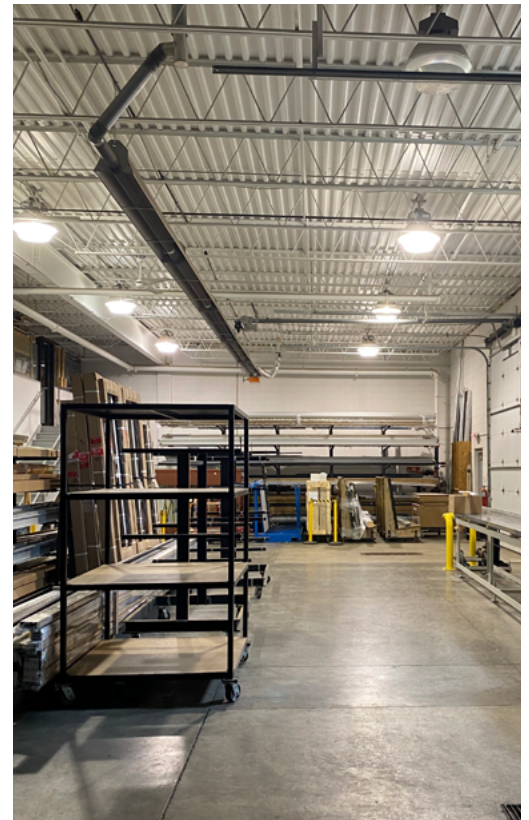
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Office & Warehouse Located Near National Sports Center



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Radiant Heat, Storage & Flammable Waste Traps



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