



# BENT CREEK BUSINESS CENTER

## OFFICE CONDO FOR LEASE

7525 Mitchell Road | Eden Prairie, MN 55344

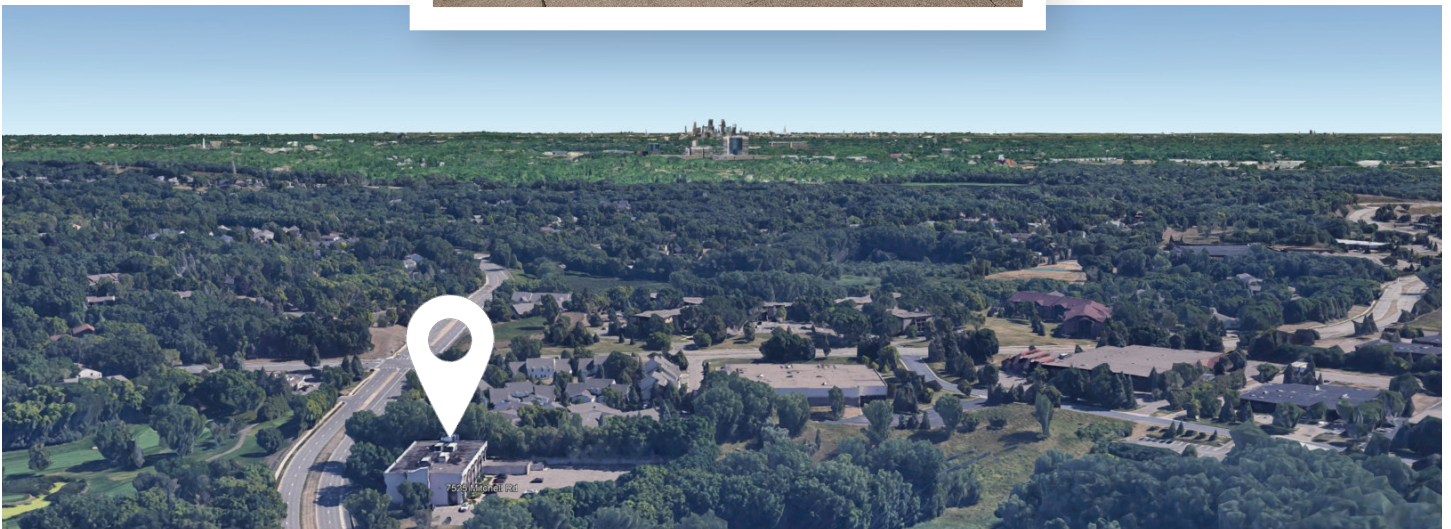
### DETAILS

<b>AVAILABLE</b>	Suite 310: 900 SF
<b>RENTAL RATES</b>	\$22.00/SF gross
<b>PARKING</b>	Surface Lot: 174 spaces Ratio: 5.7/1,000
<b>BUILDING SIZE</b>	42,729 SF
<b>YEAR BUILT / RENOVATED</b>	1974 / 2006
<b>ELEVATORS</b>	1

### AMENITIES

Professional Office Building, With Views of Bent Creek Golf Course
Close to MN 212 & MN 5, with access to I-494
Corner Suite with windows on two sides, plenty of natural light
Three offices (one with separate entrance), large reception area
Controlled Access Entry
Atrium Lobby





#### Local Knowledge

Allows us to uncover unique opportunities for our clients in Minneapolis | St. Paul.



#### Independent Advantage

We provide personalized service and take the time to fully invest in our clients.



#### Full-Service

From start to finish: we're directly involved every step of the way.

## CONTACT US

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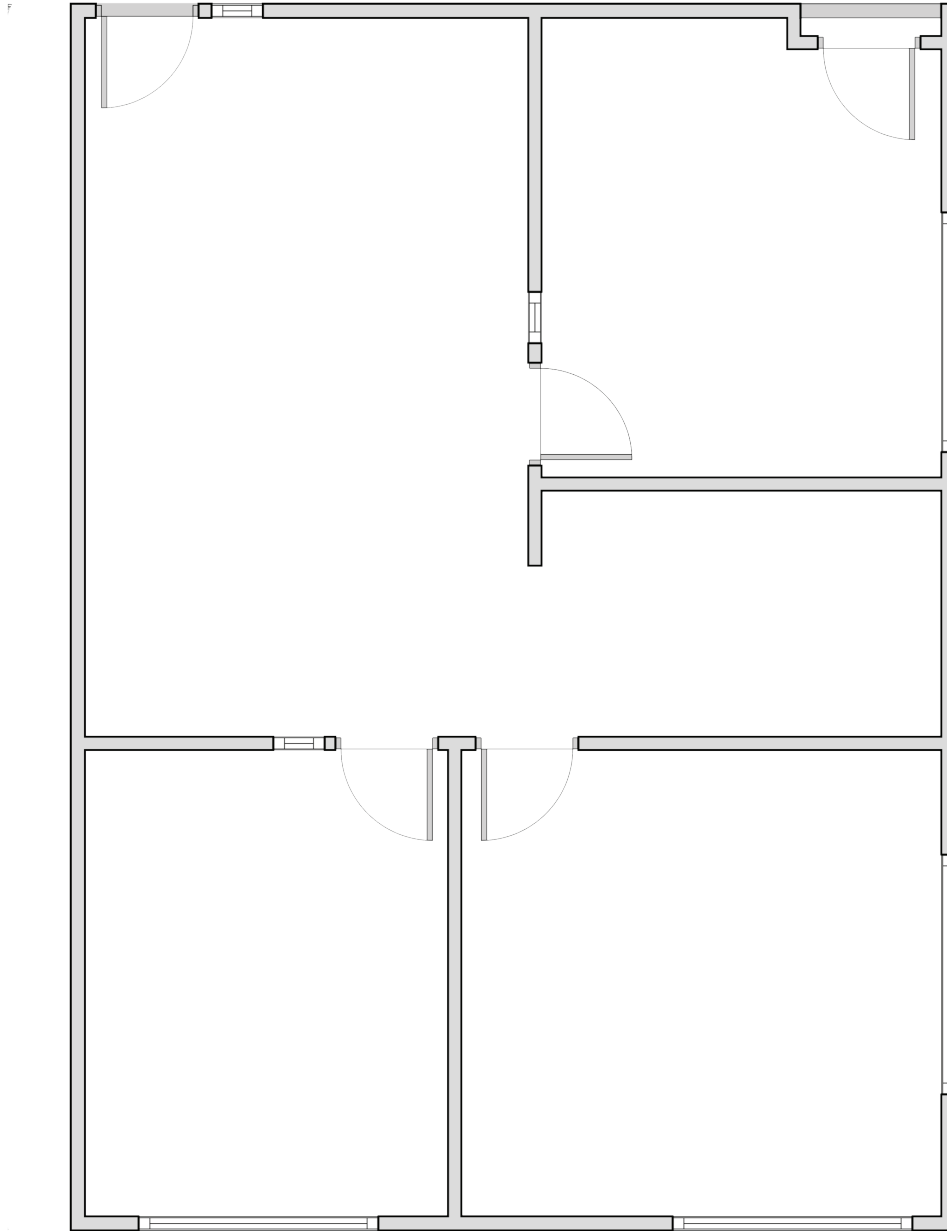
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**SUITE 310**

900 RSF





## AERIAL MAP

