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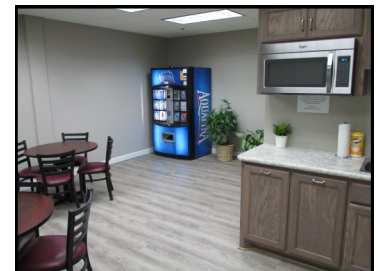


MAPLE BUSINESS CENTER

10650 County Road 81
Maple Grove, MN 55369

Features:

Rates:	\$20.00 psf Office \$14.00 psf Warehouse (modified gross leases)
Property Type:	Office / Warehouse
Floors:	2
Year Built:	1977
County:	Hennepin
Availabilities:	Office Suite 105/129 = 1,166 rsf (break room) Suite 204 = 200 rsf Suite 205 = 720 rsf Suite 207 = 288 rsf Suite 213 = 200 rsf Suite 215 = 178 rsf Suite 220 = 432 rsf (sink) Warehouse Suite J/K = 6,961 rsf (private bathroom)
PID:	1311922210005
Parking:	Surface parking around building. No overnight parking.
Other:	<ul style="list-style-type: none">◆ Conveniently located on County Rd 81 near Zachary Lane—with easy access to I-94, 610 and 169◆ Fully sprinklered for fire protection◆ Conference room & break room◆ Elevator for access to 2nd floor◆ Restrooms remodeled in 2024.



About The Area:

Maple Grove is a northwestern suburb of Minneapolis/St. Paul with an estimated population of 70,726. Just 20 minutes from Minneapolis and 45 minutes from MSP International airport, it has the amenities of a large city and the charm of a small town. Maple Grove is a great place for commerce and has a solid business community in which a number of highly regarded businesses continue to thrive.



About The Building:

Maple Business Center is a creative office building with attached office/warehouses. The office portion is an access-controlled 2-story building with a conference room and break room available for tenant usage.



JBL COMPANIES

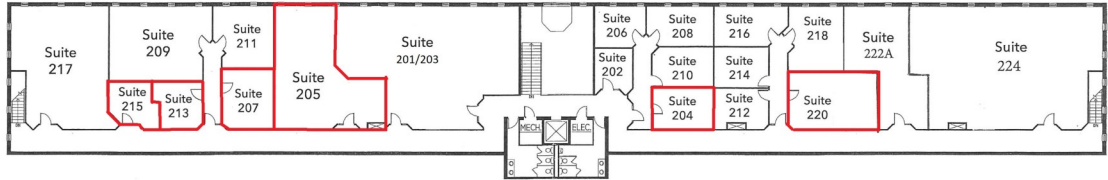
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www.jblcompanies.com

AVAILABILITIES OUTLINED IN RED

Maple Business Center
10650 County Road 81
Maple Grove, MN 55369

SECOND FLOOR:



FIRST FLOOR:

