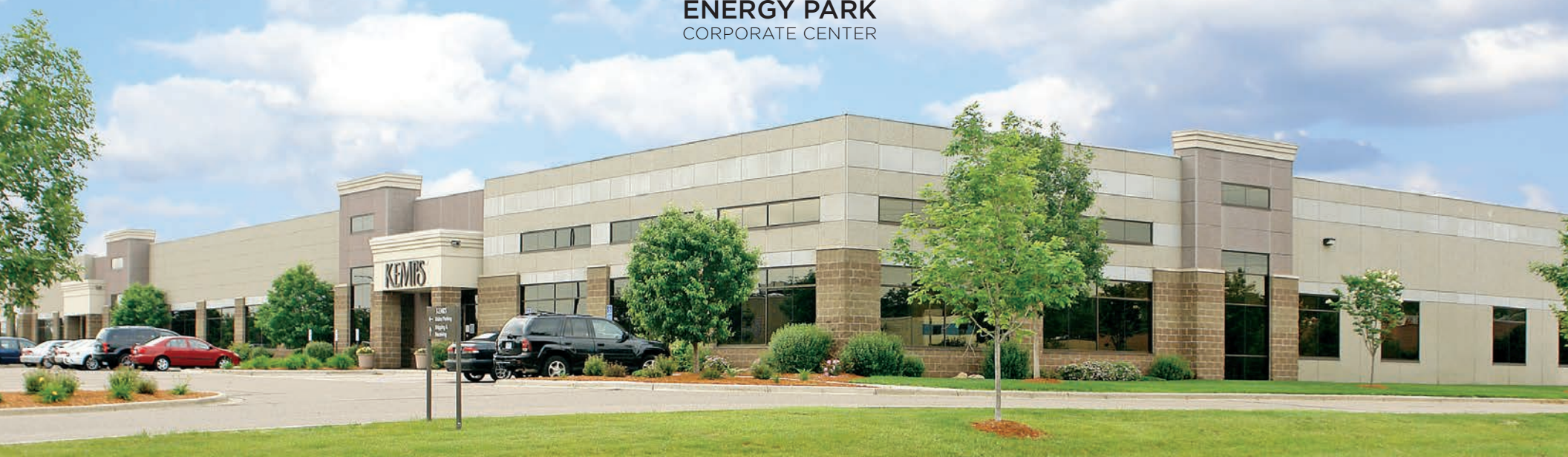




ENERGY PARK
CORPORATE CENTER



100,364 SF

Available For Sale or Lease

1260 ENERGY LANE
St Paul, MN

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ENERGY PARK
CORPORATE CENTER

BUILDING INFORMATION

Address	1260 Energy Park Lane St. Paul, MN 55108
Total Building SF	100,364 SF
Available SF	9,132 - 40,210 SF
Clear Height	18'
Sprinkler	Wet System
Lighting	High-bay LED fixtures
Electrical	2000A, 277/480V
Zoning	I-1 Light Industrial
Year Built	2003
Parking	5.86/1,000 SF
Lease Rates	Negotiable
Sale Price	\$12,900,000 (\$129.00 PSF)
2023 Est. Tax & CAM	\$5.60 PSF
Heating & Cooling	\$1.35 PSF

Energy Park
Corporate Center
is a high image office /
warehouse building located
in the center of the Twin Cities.
New ownership has recently
renovated the property
including LED fixtures and
whitebox condition in the
vacancies



HIGHLIGHTS

- Fenced and gated truck court
- Ribbon Glass line
- Newly renovated
- Heavy parking
- Prime Midway location



Energy Ln

Norris Cir

Fenced
and gated
truck court

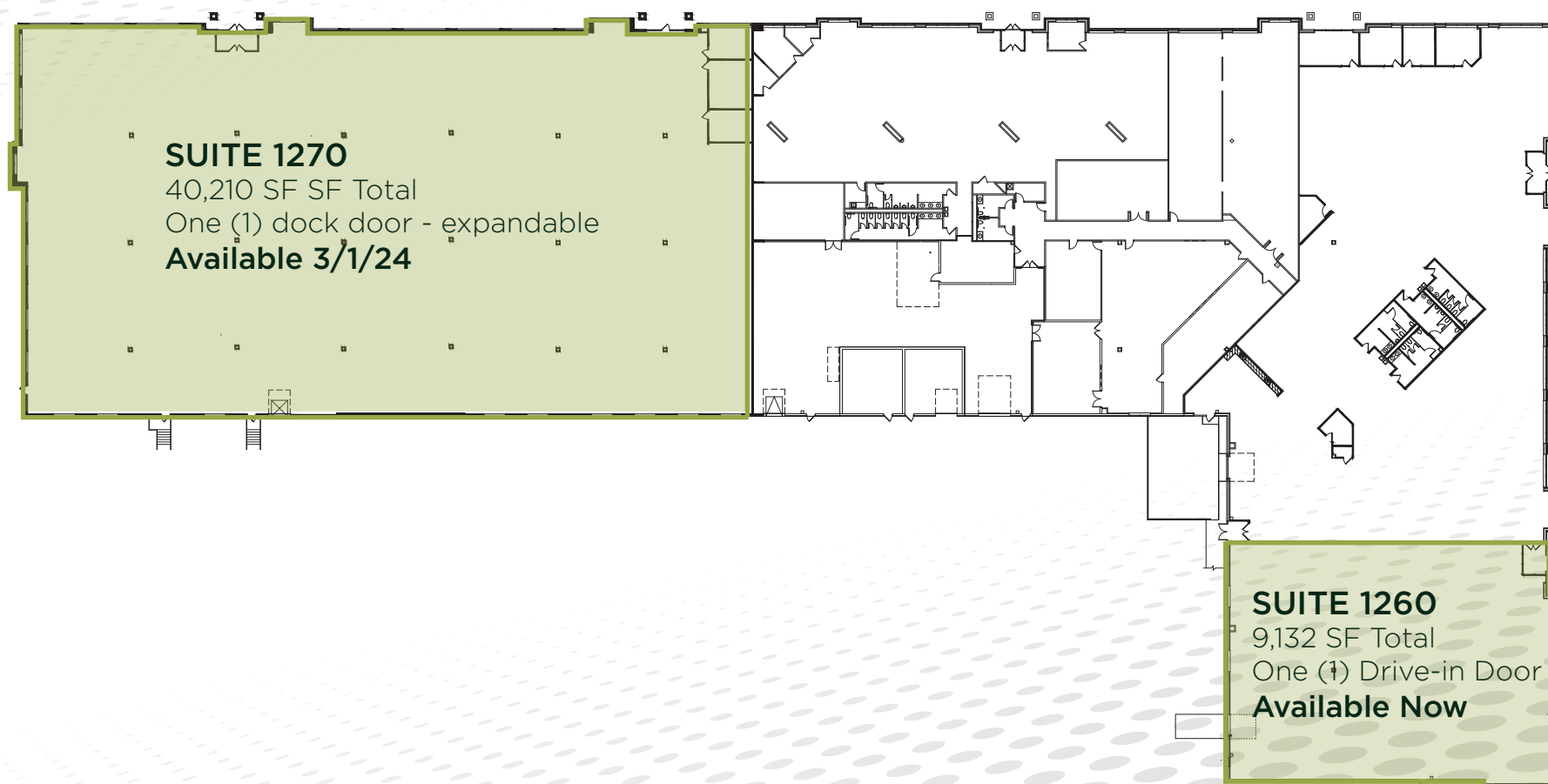
SUITE 1270
40,210 SF Total
Available 3/1/24

SUITE 1260
9,132 SF Total
Available Now

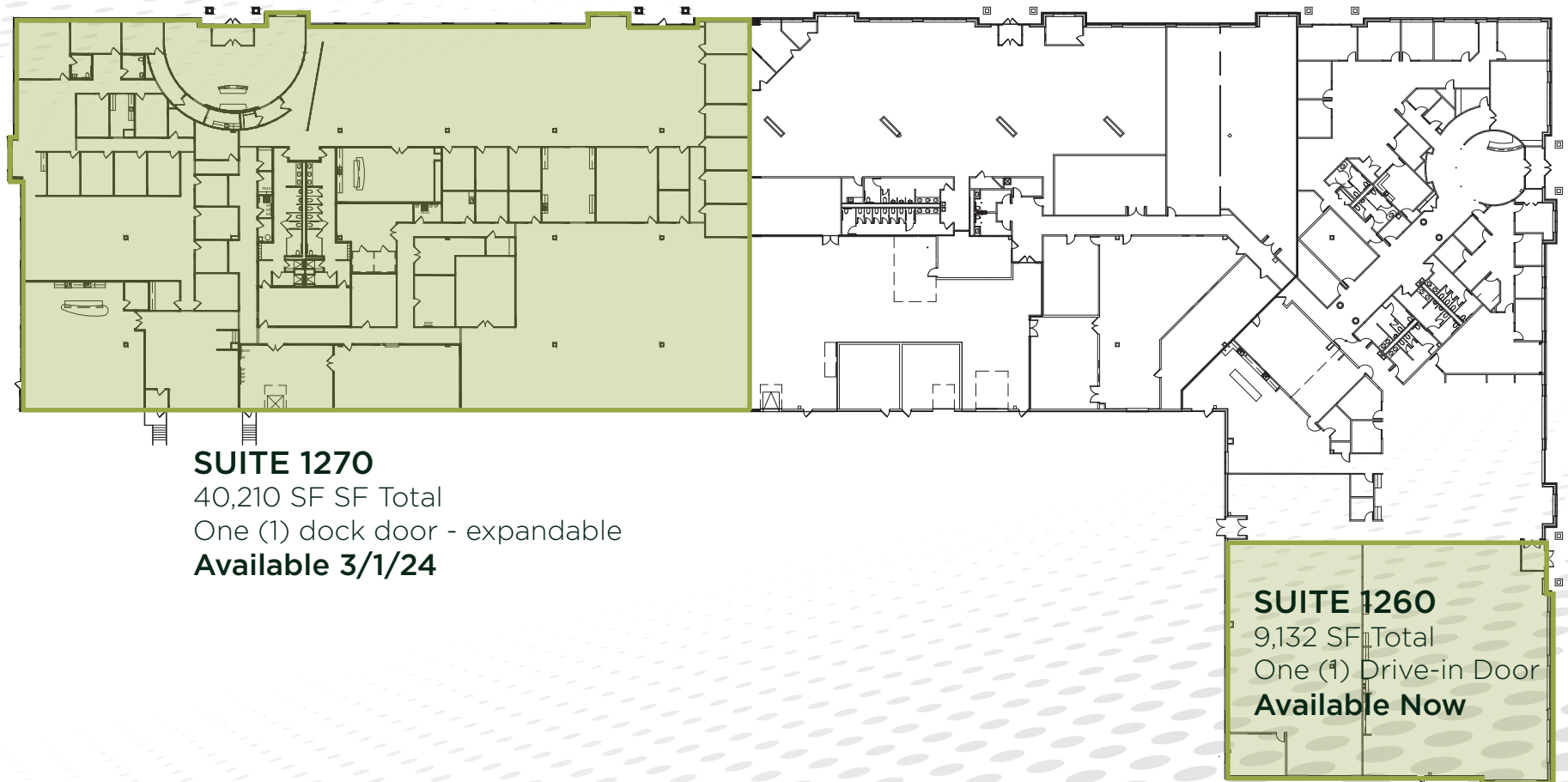


ENERGY PARK
CORPORATE CENTER

SITE PLAN

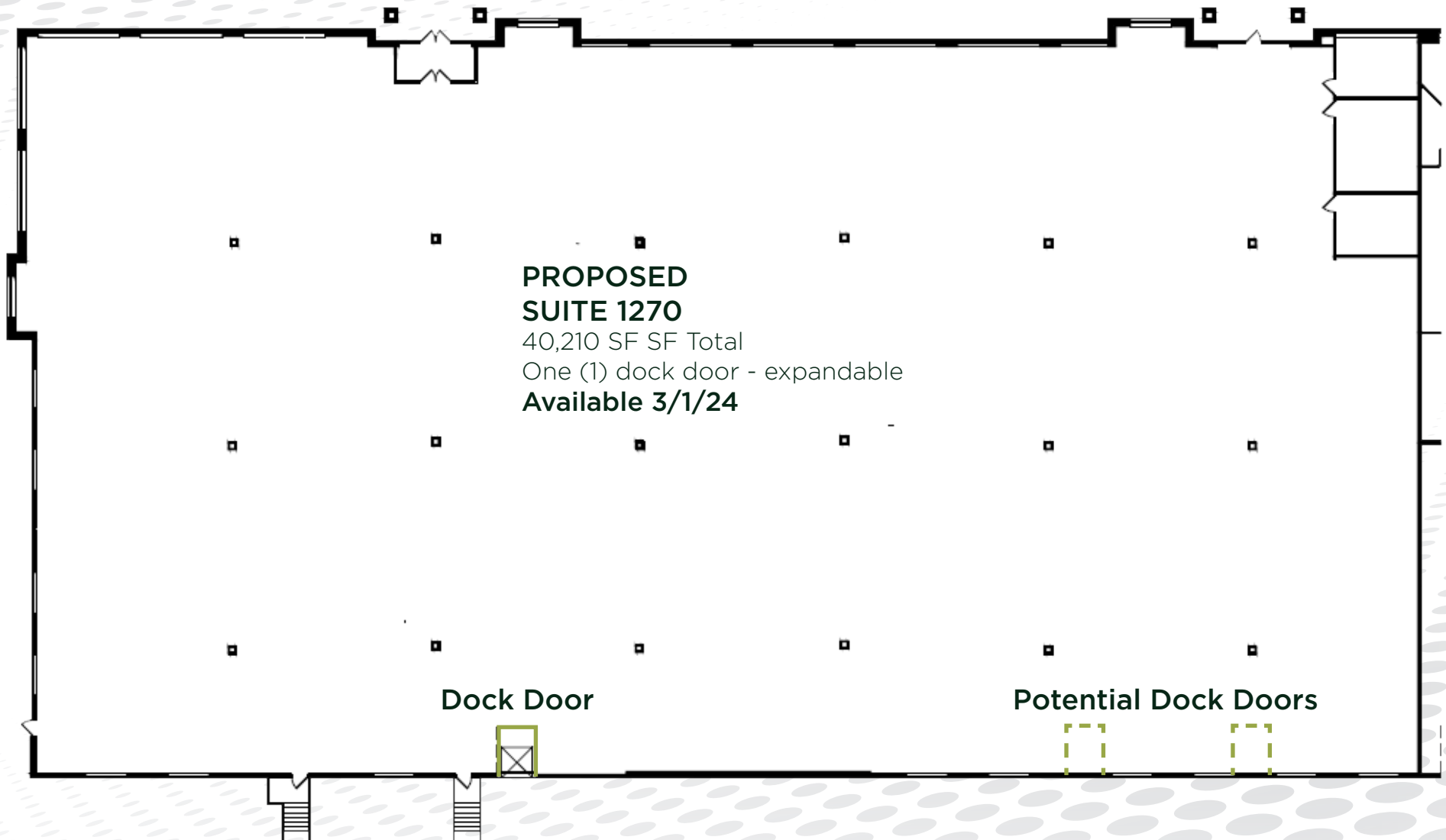


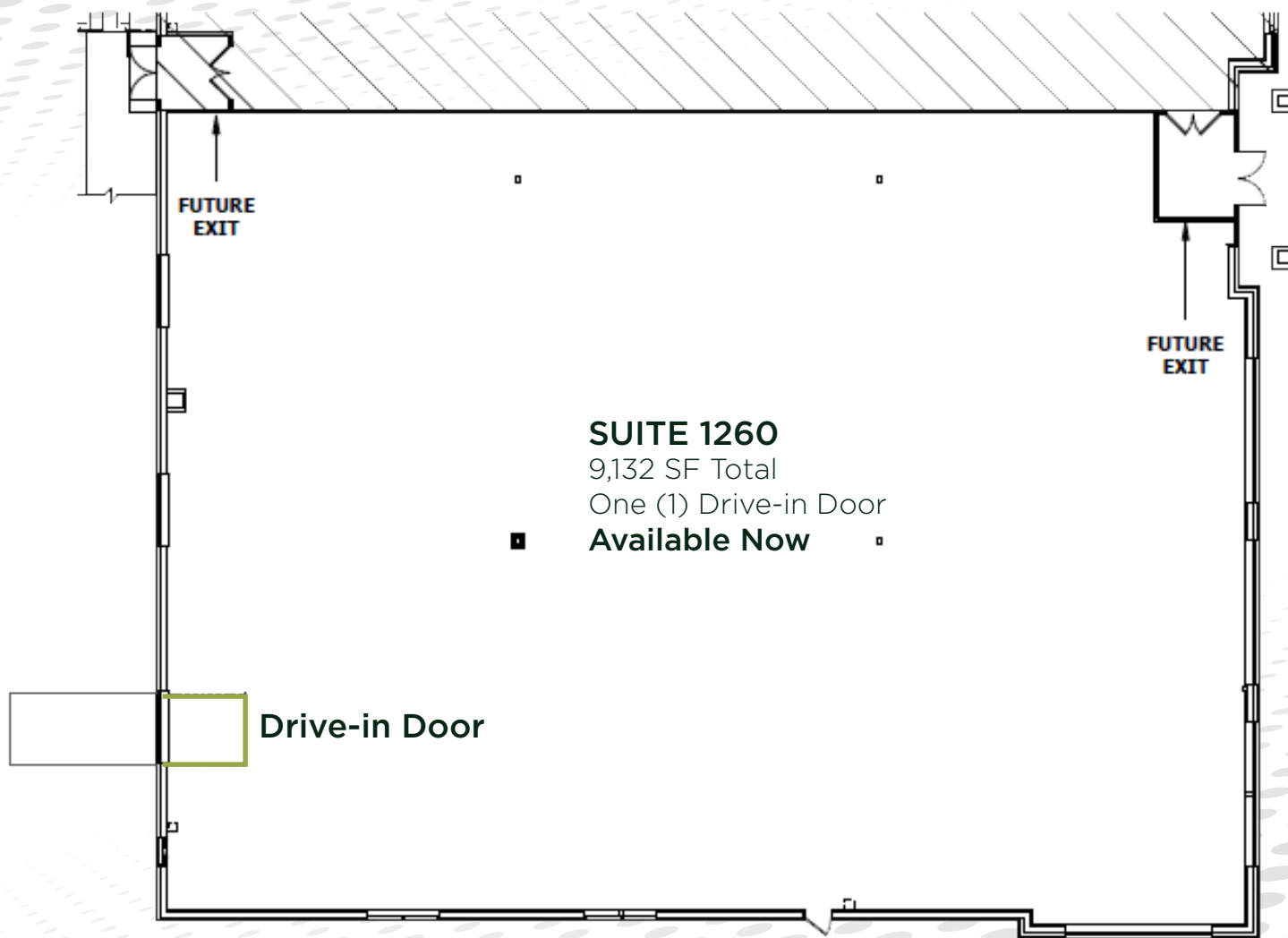
CURRENT CONDITION





ENERGY PARK
CORPORATE CENTER





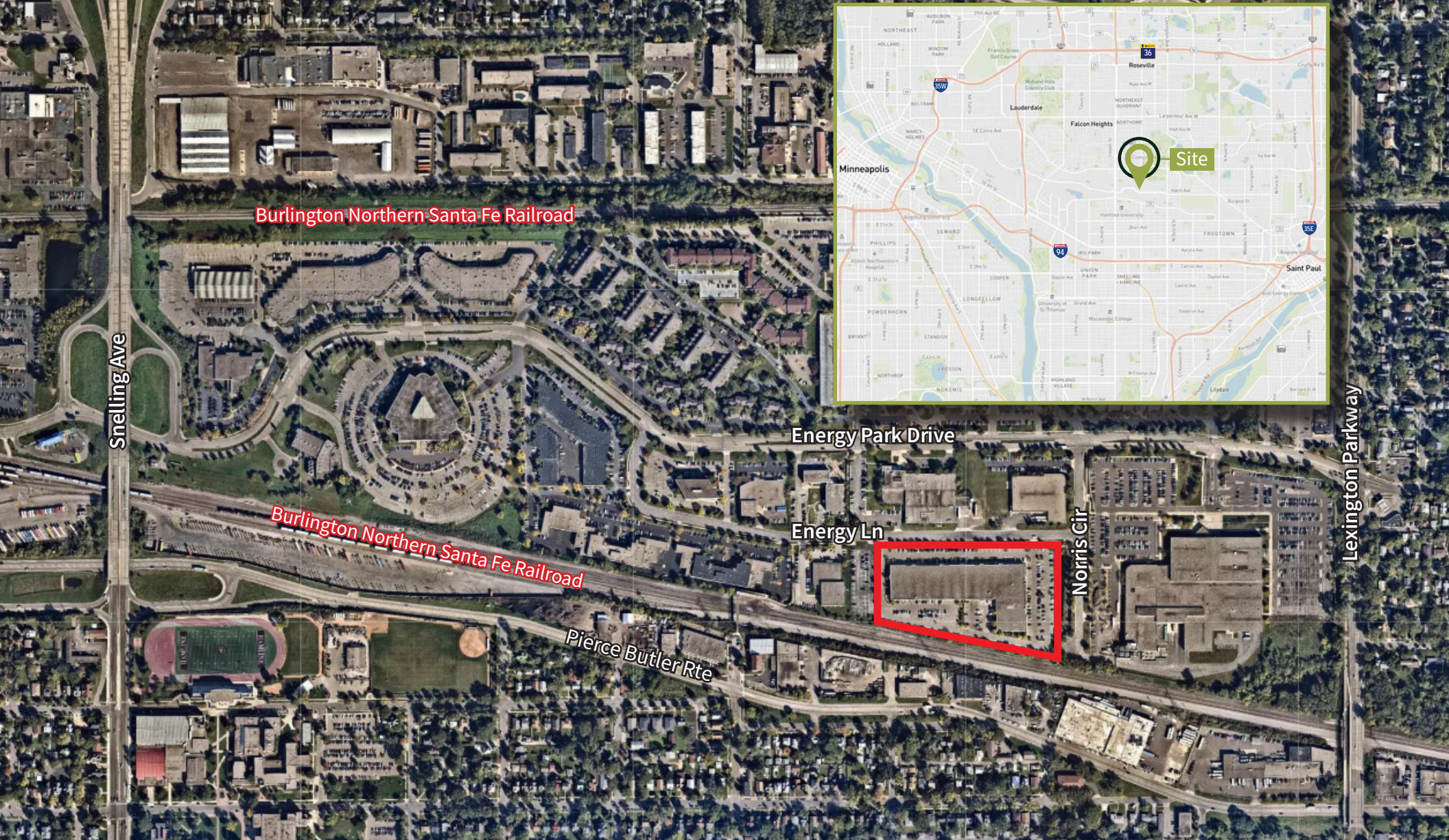
SUITE 1260

9,132 SF Total

One (1) Drive-in Door

Available Now

Drive-in Door



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