



OFFICE FOR LEASE

Wells Fargo Building

1011 1st Street S.
Hopkins, MN



HOME

HIGHLIGHTS

INFORMATION

FLOOR PLAN

AERIAL

Peter Fitzgerald
+1 952 241 1111
peter.fitzgerald@cushwake.com

Cushman & Wakefield
3500 American Blvd W Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

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60,000 SF Office Building

Property Highlights

- Local Ownership
- Professionally Managed
- Storage Available
- Easy Access to Hwy 169 & Excelsior Blvd.
- Bus Line
- Neighboring Retail/Restaurants
- Ramp and Surface Parking
- Adjacent to Downtown Park



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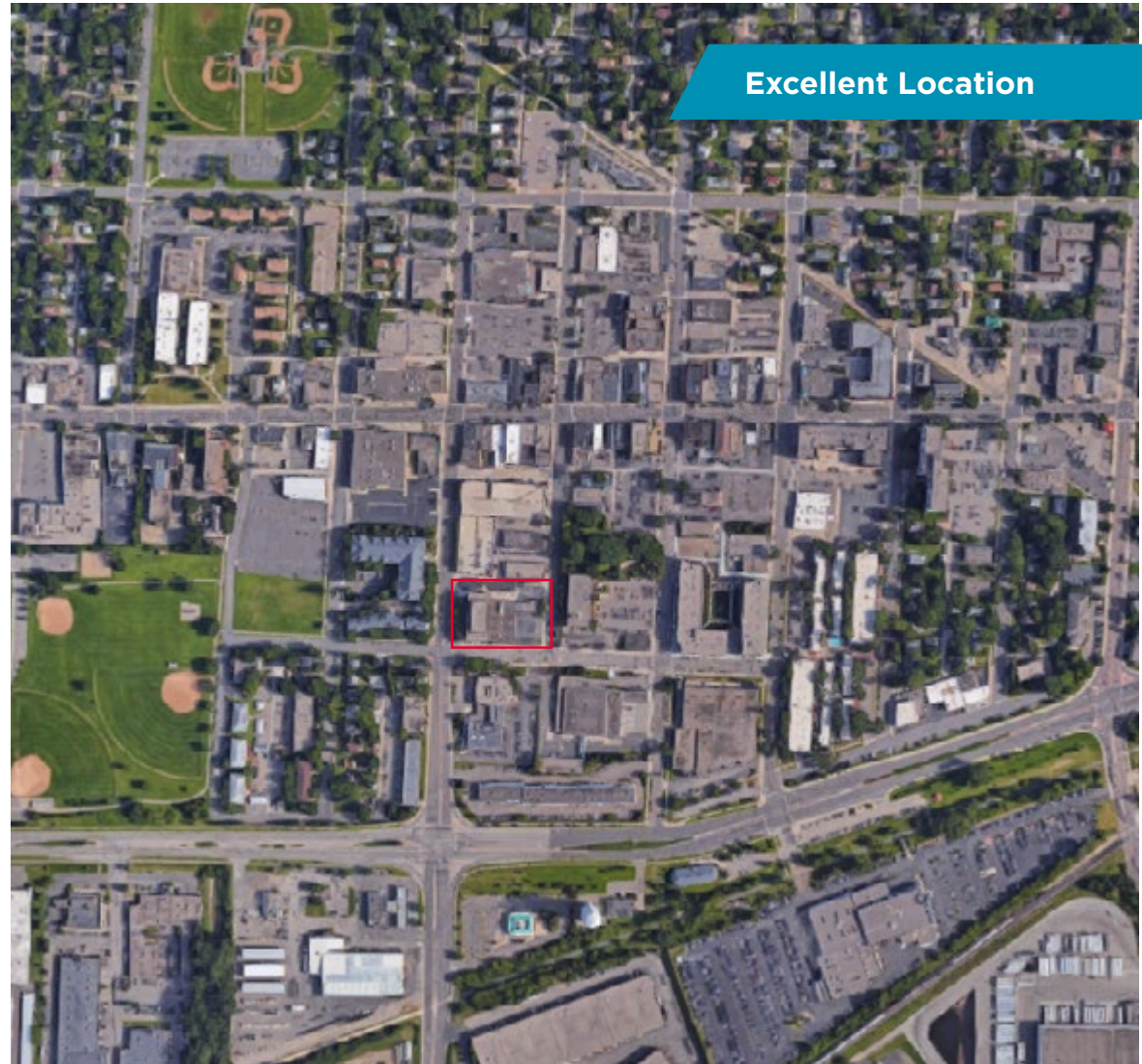
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General Overview

Building Size	60,000 SF
Space Available	15,600 SF
Floors	Four (plus Lower Level)
Parking	4/1,000 sf
Net Rate	\$12.00 - \$13.00 PSF
Operating Exp/Taxes	\$12.50 PSF

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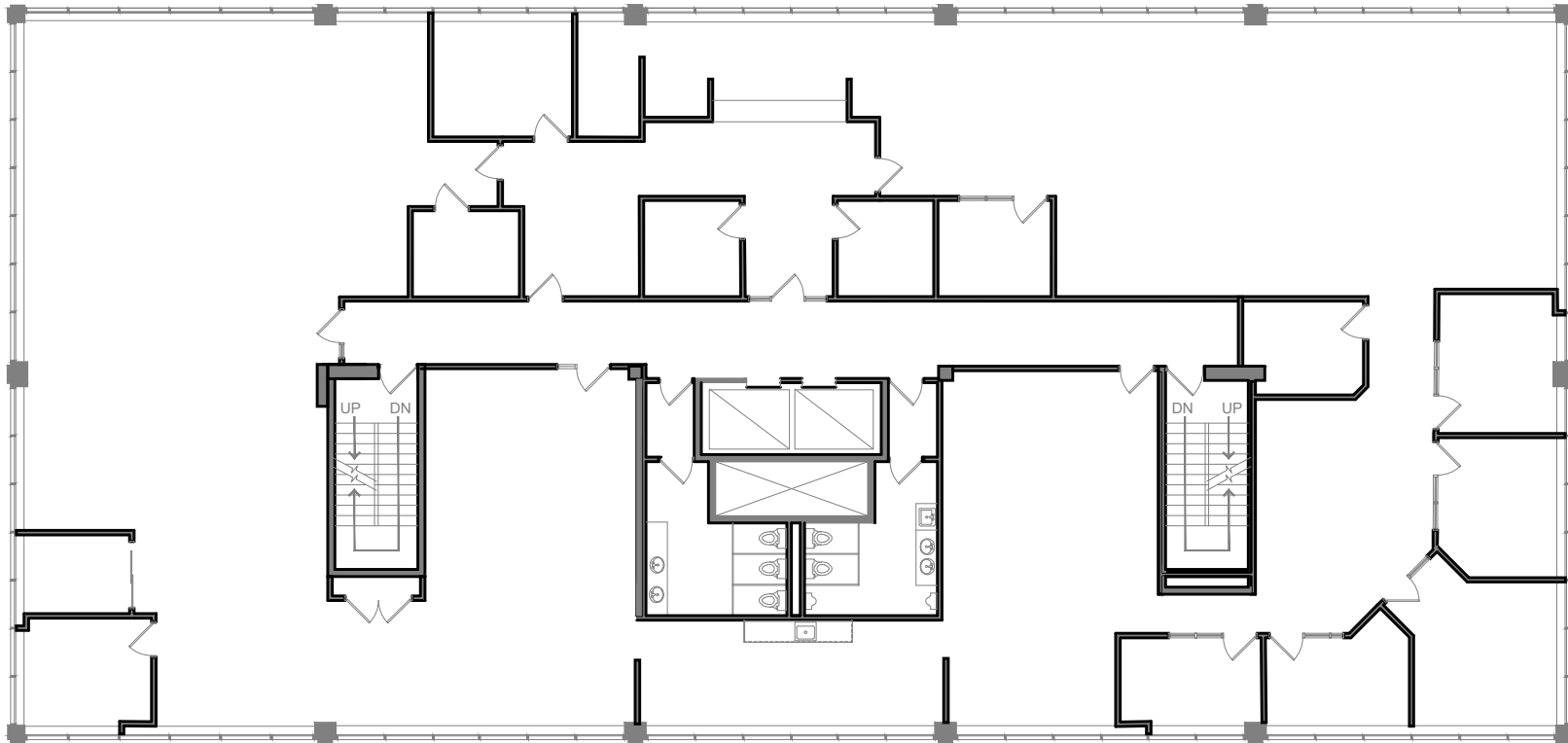
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Suite 300

9,627 SF

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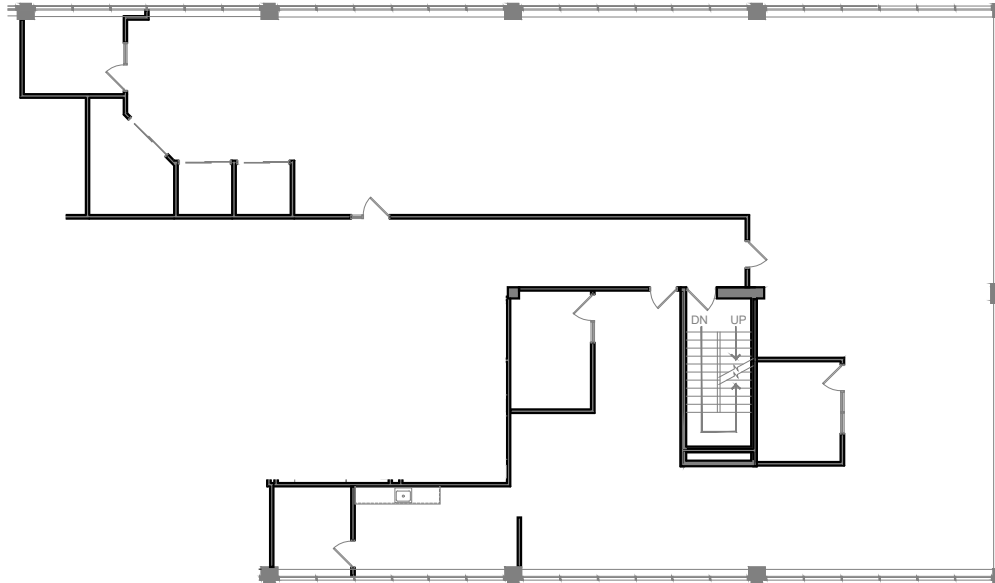
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Building Key Plan - Fourth Floor



Suite 450

6,026 SF

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