

OFFICE/MEDICAL OFFICE FOR LEASE

VIRTUAL TOURS AVAILABLE - LINKS ON PAGE 3



900 LONG LAKE

900 LONG LAKE ROAD, NEW BRIGHTON, MN



900 Long Lake | 900 Long Lake Road, New Brighton, MN

PROPERTY INFORMATION

PROPERTY FEATURES



Exceptional Class B building



Lake Views



Recently renovated common areas & fitness



Outdoor Patio (new 2023)



Direct access to I-35W and I-694



Many area amenities, hotels, and restaurants

BUILDING INFORMATION

Building Size

- 67,159 SF

Net Lease Rate

- \$15.50 PSF

Operating Expenses & Taxes (2023 est.)

- Operating Expenses \$ 8.80 PSF
- Real Estate Taxes \$ 2.50 PSF
- Total \$ 11.30 PSF



900 Long Lake | 900 Long Lake Road, New Brighton, MN

PROPERTY AVAILABILITIES

Suite Number	Square Footage	
210	2,045	
300	6,938	Available: 6/1/2024
310	10,221	VIRTUAL TOUR
330	1,801	

Click Below to view Virtual Tour

LOBBY



900 Long Lake | 900 Long Lake Road, New Brighton, MN

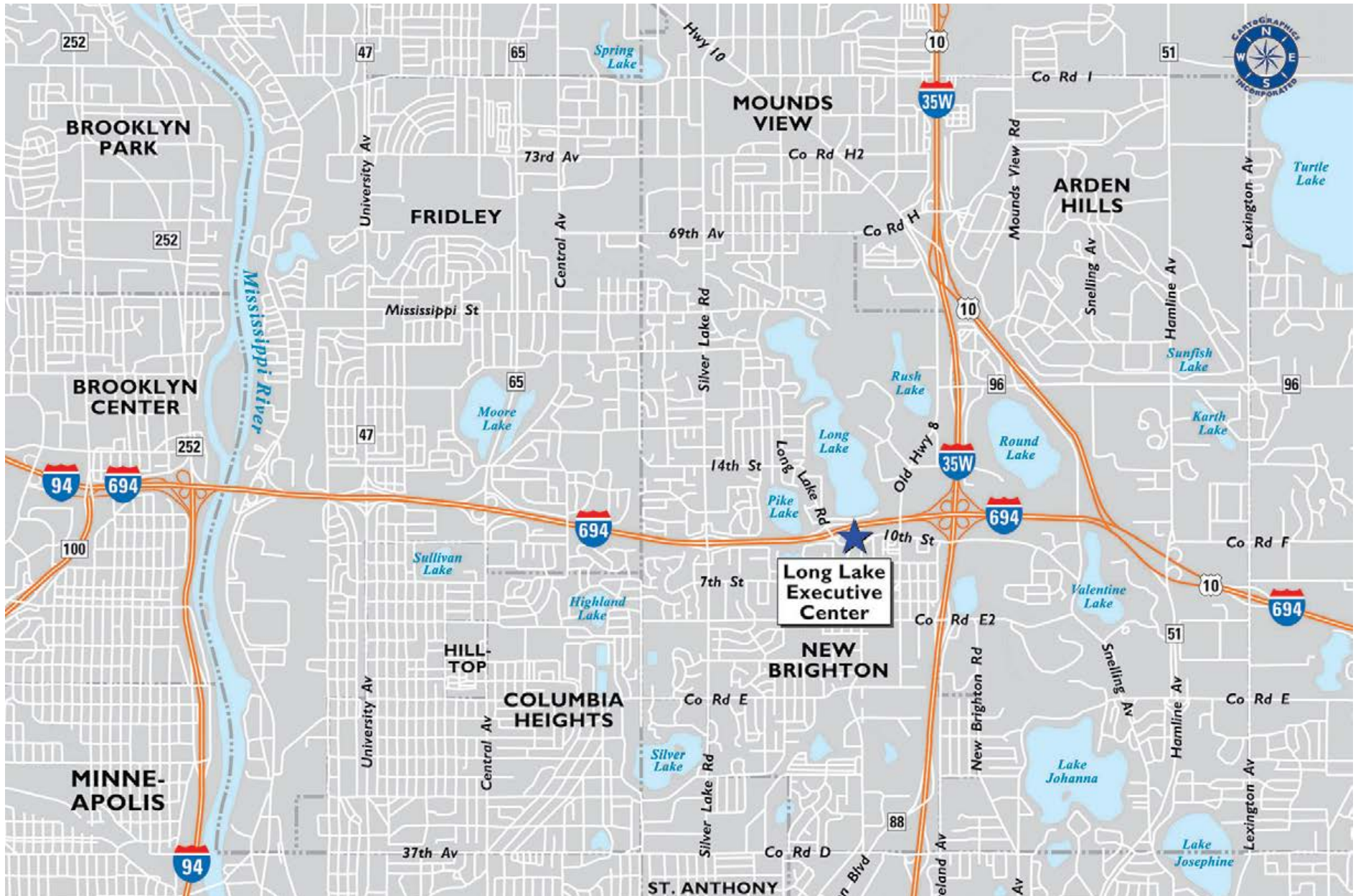
PROPERTY IMAGES



900 Long Lake | 900 Long Lake Road, New Brighton, MN



PROPERTY
AERIAL



PROPERTY MAP



**CUSHMAN &
WAKEFIELD**

CONTACT INFORMATION

AARON BARNARD, SIOR, CCIM

Senior Director
+1 952 465 3372
aaron.barnard@cushwake.com

RYAN HAMPSON

Senior Associate
+1 952 465 3309
ryan.hampson@cushwake.com

3500 American Blvd W Suite 200
Bloomington, MN 55431-1096
+1 952 831 1000
cushmanwakefield.com