

# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN

FOR LEASE



**76,791 SF Available**



For more information, please contact:

**Jason Meyer**

Executive Director

+1 952 820 8735

[jason.j.meyer@cushwake.com](mailto:jason.j.meyer@cushwake.com)

**Brent Masica**

Executive Director

+1 952 893 8231

[brent.masica@cushwake.com](mailto:brent.masica@cushwake.com)

**Danny McNamara**

Senior Associate

+1 952 893 8895

[danny.mcnamara@cushwake.com](mailto:danny.mcnamara@cushwake.com)

3500 American Blvd W #200

Minneapolis, MN 55431

[cushmanwakefield.com](http://cushmanwakefield.com)

Visit us at: [IndustrialMN.com](http://IndustrialMN.com)

# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN



FOR LEASE

76,791 SF Available

## Property Highlights

- Short term occupancies available
- Easy Access to I-94, Highway 101 and County Rd 81
- Located in Rogers Distribution Park
- Close proximity to retail and restaurants
- Abundant glass line
- Tremendous natural light - clear story windows in each warehouse bay
- 50' concrete apron
- 53 trailer parks (44 fenced in)
- I-1 zoning with outside storage



©April 20, 2022 3:45 PM Cushman & Wakefield NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). AS APPLICABLE, WE MAKE NO REPRESENTATION AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) IN QUESTION.

For more information, please contact:

**Jason Meyer**  
Executive Director  
+1 952 820 8735  
jason.j.meyer@cushwake.com

**Brent Masica**  
Executive Director  
+1 952 893 8231  
brent.masica@cushwake.com

**Danny McNamara**  
Senior Associate  
+1 952 893 8895  
danny.mcnamara@cushwake.com

3500 American Blvd W #200  
Minneapolis, MN 55431  
cushmanwakefield.com

Visit us at: [IndustrialMN.com](http://IndustrialMN.com)



# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN



FOR LEASE

## Building Features

Building Size	271,145 sf
Total Available	76,791 sf
Clear Height	32'
Column Spacing	50' x 50' - 60' speed bay
Bay Size	13,000 sf bays
Loading	18 dock doors 1 drive-in
Dock Equipment	7' x 8' Serco Levelers, bumpers and seals on every door
Bay Depths	260'
Parking Ratio	0.78/1,000 sf
Trailer Parking Stalls	53 (44 fenced in)
Sprinkler System	ESFR
Base Rents	Negotiable
2022 Estimated Tax & CAM	\$1.81 psf Tax \$1.11 psf CAM \$2.92 psf Total
Notes	Utility services to be separately metered and the responsibility of tenant, along with janitorial, trash removal, etc.



For more information, please contact:

**Jason Meyer**  
Executive Director  
+1 952 820 8735  
jason.j.meyer@cushwake.com

**Brent Masica**  
Executive Director  
+1 952 893 8231  
brent.masica@cushwake.com

**Danny McNamara**  
Senior Associate  
+1 952 893 8895  
danny.mcnamara@cushwake.com

3500 American Blvd W #200  
Minneapolis, MN 55431  
cushmanwakefield.com

Visit us at: [IndustrialMN.com](http://IndustrialMN.com)



# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN

FOR LEASE



76,791 SF  
AVAILABLE

**North Star  
Distribution Center**



# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN

FOR LEASE



76,791 SF AVAILABLE

Recently completed  
Brockton  
Interchange

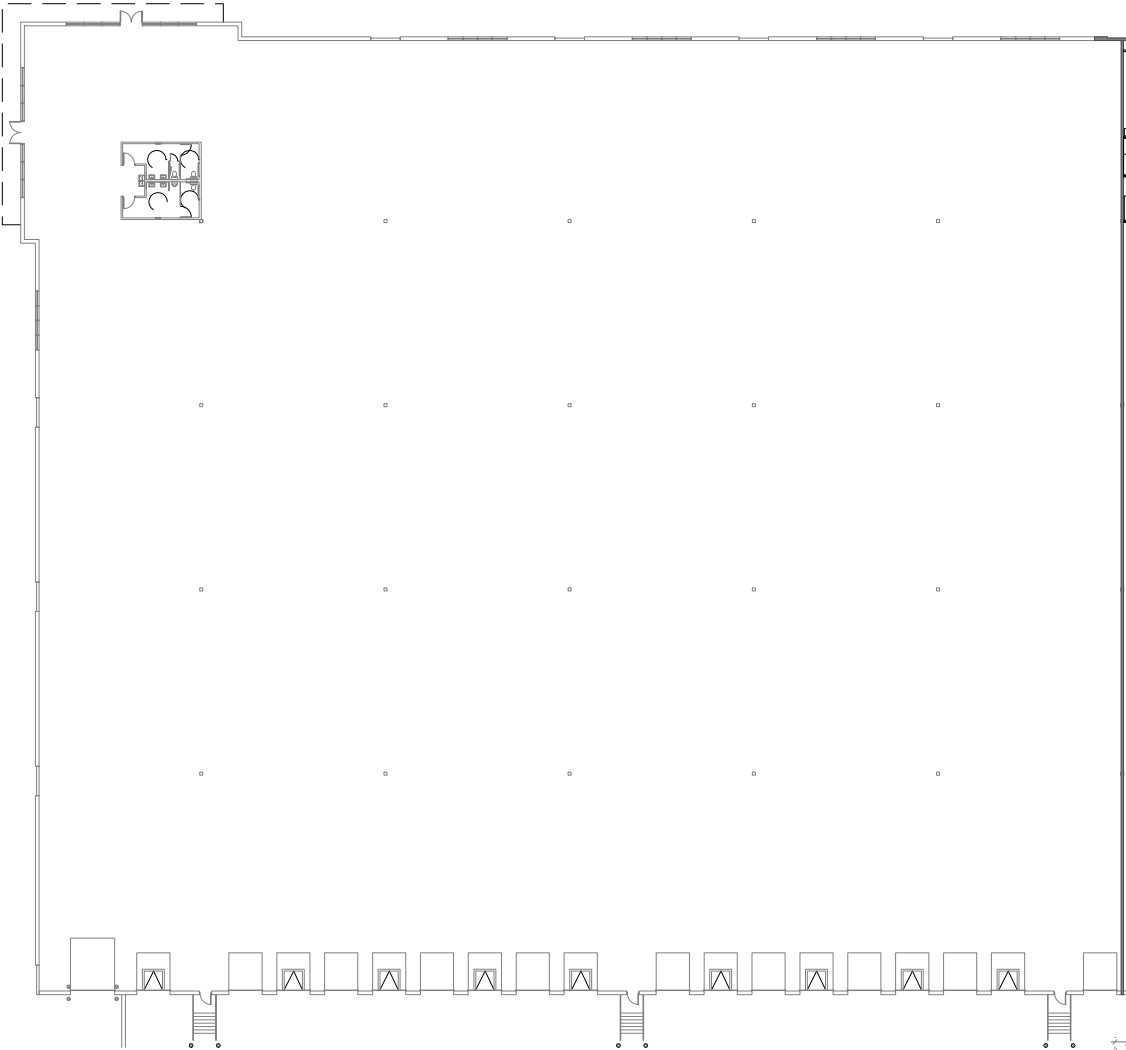


# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN



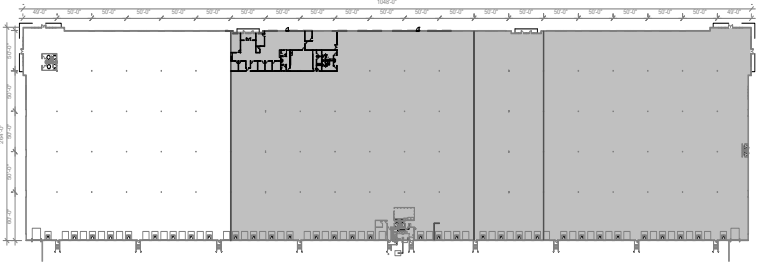
FOR LEASE



SQUARE FOOTAGES:

WAREHOUSE	76,791 SF
<b>TOTAL</b>	<b>76,791 SF</b>

**1** MARKETING PLAN - SUITE 19730  
1" = 50'-0"



# North Star Distribution Center

19730 South Diamond Lake Rd, Rogers, MN



FOR LEASE

