

# 1065 VIKING DR

MAPLEWOOD, MN



Cushman & Wakefield, on behalf of the ownership, is pleased to exclusively offer the opportunity to acquire 1065 Viking Dr located in Maplewood, MN.

## INVESTMENT HIGHLIGHTS

- Well established business.
- Visibility to Hwy 36 and the excess lot across the street.
- Well located within the trade area.

## PROPERTY SUMMARY

Address 1065 Viking Dr, Maplewood, MN

Rentable Area: Approx. 20,200 SF

Land: .99 Acres & .97 Acres

NOI: \$190,705

## PRICING SUMMARY

Asking Price: \$2,385,000

CAP Rate: 7.66%



**Jon Rausch**

Executive Director

+1 952 893 8251

jon.rausch@cushwake.com



**William Melin, CCIM**

Senior Director

+1 952 465 3377

william.melin@cushwake.com



**Amber Vickerman**

Associate

+1 952 562 9239

amber.vickerman@cushwake.com