

# EDINA INTERCHANGE V

5150 W 76TH ST | Edina | MN 55439



**110,061 SF FOR LEASE**



# PROPERTY HIGHLIGHTS

- ▶ Available 9/1/2024
- ▶ Excellent Edina location
- ▶ Easy access to Hwy 100 and I-494
- ▶ Many area amenities
- ▶ Divisible to 25,000 SF
- ▶ Excellent labor pool

BUILDING SIZE:  
**136,494 SF**

AVAILABLE SPACE:  
**19,782 SF 1st Level Office**  
**17,779 SF 2nd Level Office**  
**72,500 SF Warehouse**  
**110,061 SF Total**

SITE AREA:  
**7.04 Acres**

CLEAR HEIGHT:  
**18'**

DOCK DOORS:  
**13 Doors**

PARKING:  
**227 Stalls**

FIRE PROTECTION:  
**Fully Sprinkled**

2024 TAX & CAM:  
**\$5.01**

LEASE RATE:  
**Negotiable**

For more information, contact:

**Kris Smeltzer**  
Executive Managing Director  
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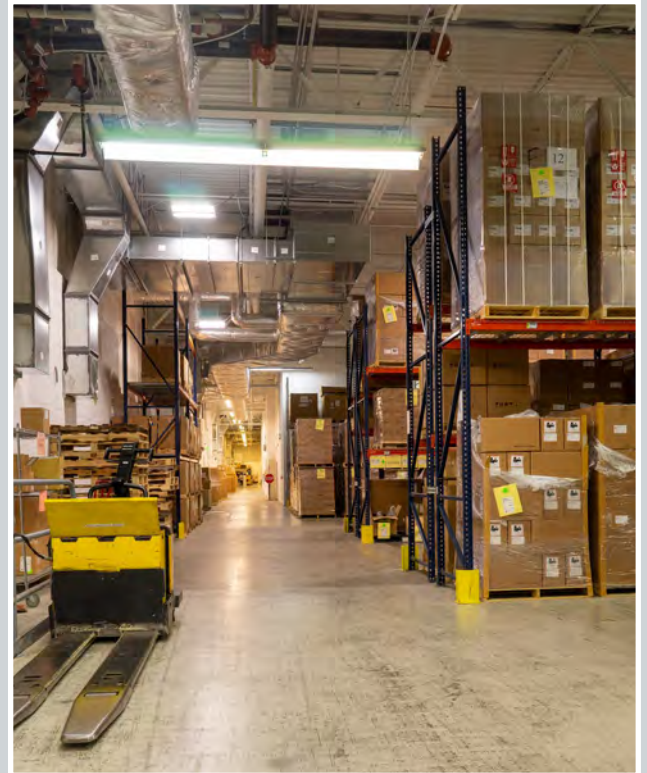
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# PROPERTY PHOTOS



# FLOOR PLAN





# LOCATION AND ACCESS



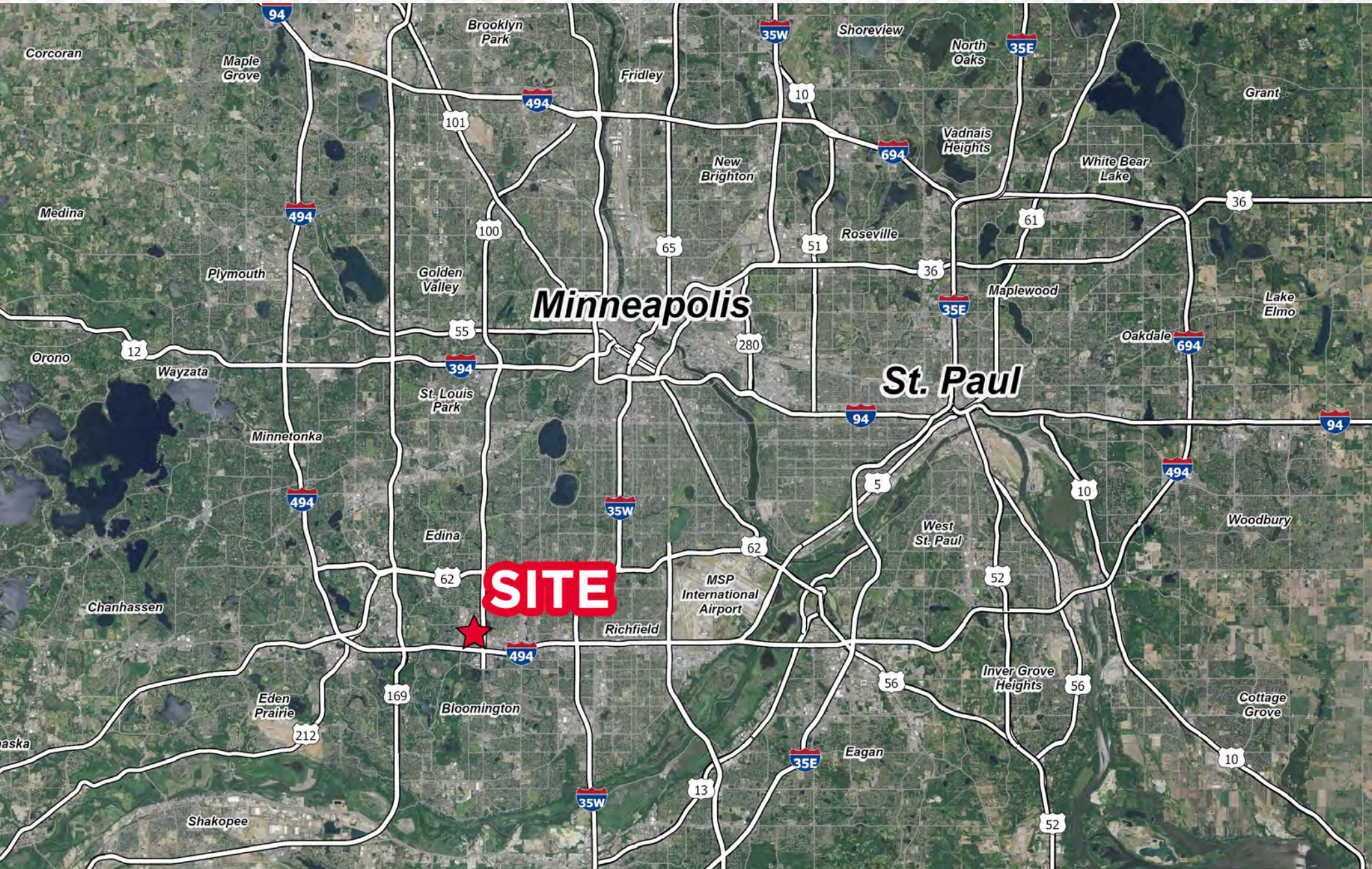


# AMENITIES AERIAL





# METRO AERIAL





## FOR MORE INFORMATION, PLEASE CONTACT:

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