

# FOR LEASE

## 9301 Bryant Ave. S.

9301 Bryant Ave. S., Bloomington, MN 55420



## PROPERTY HIGHLIGHTS

- Charming 2 story 12,000 square foot office building in Bloomington
- Close, convenient parking
- Ideal central location close to I-35W and I-494
- Easy access to nearby shopping and dining centers
- Vending lunch area with microwave and refrigerator
- Competitive lease rates
- Multiple offices with smaller suites available
- Responsive local property management team
- Daily janitorial service

FOR MORE  
INFORMATION CONTACT:

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## Building Information

<b>Building Size:</b>	12,000/SF
<b>General Use:</b>	Office
<b>Year Built:</b>	1979
<b>Building Class:</b>	C
<b>Floors:</b>	2
<b>Parking Ratio:</b>	4.16/50

## Leasing Information

<b>Lease Rate:</b>	\$14.00/SF
<b>Lease Type:</b>	Gross
<b>Operating Expenses:</b>	Included
<b>Property Tax:</b>	Included



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