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# FOR SALE

21010 Commerce Boulevard  
Rogers, MN 55374



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**Offered Exclusively By:**

Rich Yablonsky, CCIM, SIOR  
(763) 231-0282 Phone  
(763) 231-0284 Fax  
(612) 419-7766 Cellular  
[yablo@yablo.net](mailto:yablo@yablo.net)



## Specification Sheet

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<b>BUILDING SIZE:</b>	15,000 Square Feet Total
<b>AVAILABLE SQUARE FEET:</b>	15,000 Square Feet
<b>YEAR BUILT:</b>	1992
<b>PARKING SPACES:</b>	30
<b>FLOORS:</b>	1
<b>CLEAR HEIGHT:</b>	16'
<b>LOADING:</b>	Docks/Drive-ins
<b>REAL ESTATE TAXES:</b>	\$33,891.96 (\$2.26 psf)
<b>ASKING PRICE:</b>	\$849,000 (\$56.60 psf)

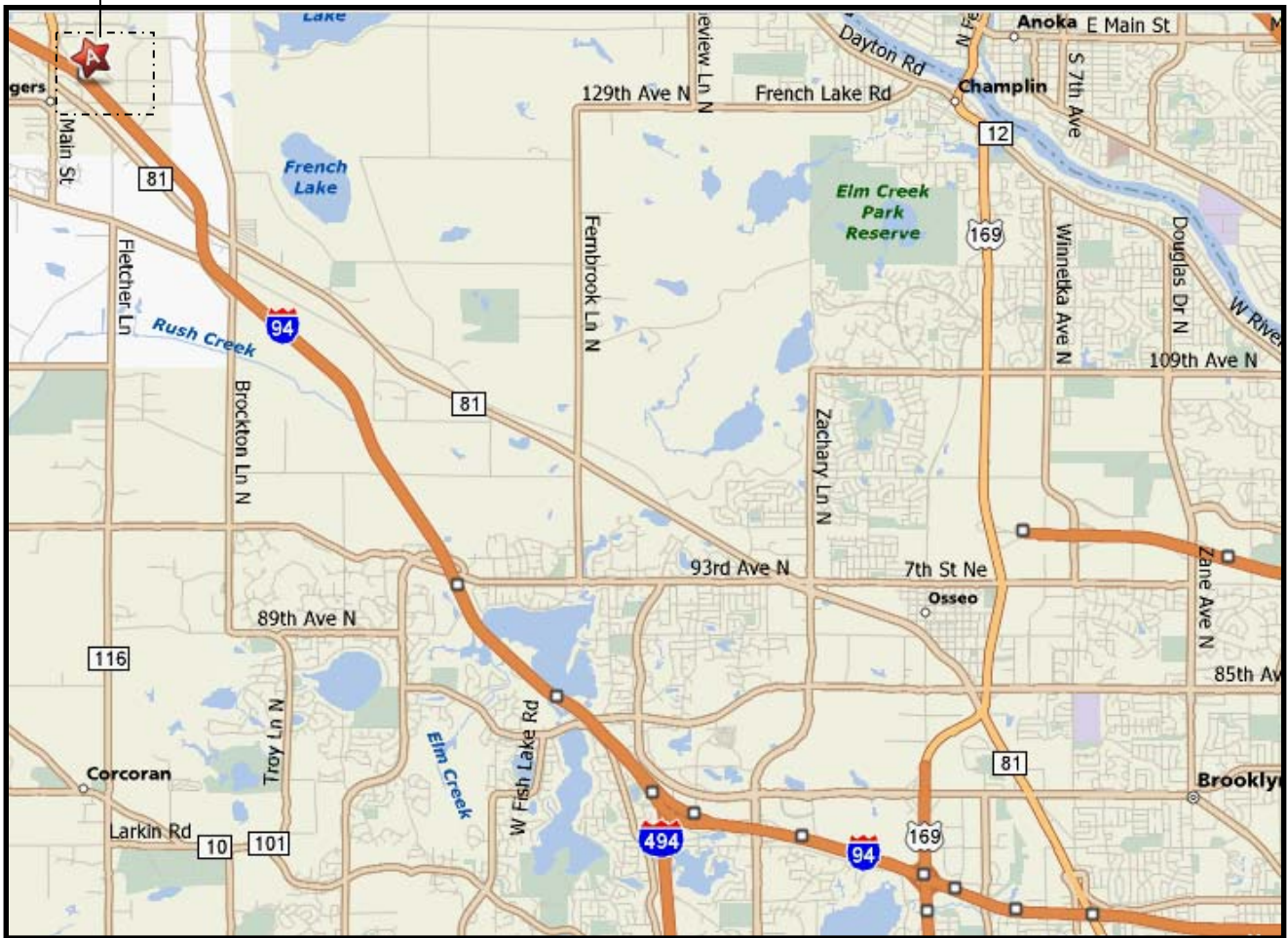
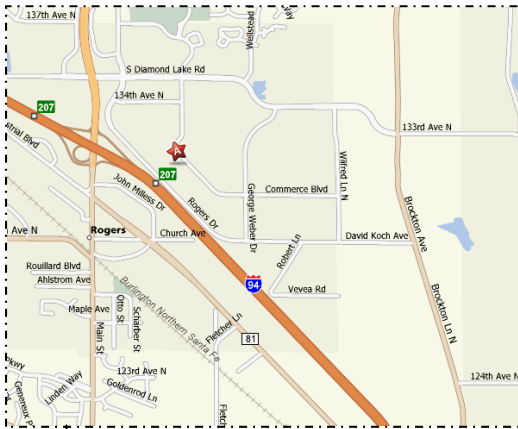
### ADDITIONAL COMMENTS:

- Outstanding access to I-94 and Highway 101
- Motivated seller
- Many area amenities
- 3,000 sf bay sizes
- Hennepin County assessed market value \$957,000!

*Please call for more information:*

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# Map



# Floor Plan

