

Plymouth Business Center

4155 Berkshire Lane North, Plymouth, MN



FOR LEASE



12 Building Development

Property Highlights

- Established business park with over 700,000 square feet of space
- Suite 200 - 26,468 SF - Available in 60 days
- Multiple product types including office/showroom, office/warehouse, and bulk/warehouse buildings
- Dock and drive-in loading
- Landmark visibility provides outstanding corporate identity and easy recognition for visiting clientele
- Exceptional access to I-494 via Highway 55 on the south and Rockford Road on the north
- Area amenities include childcare, retail shops, hotels and restaurants

Dave Paradise
Senior Director
+1 952 893 8226
dave.paradise@cushwake.com

Sydney Johnson, SIOR
Senior Director
+1 952 893 8840
sydney.johnson@cushwake.com

Cushman & Wakefield
3500 American Blvd W Suite 200
Minneapolis, MN 55431
cushmanwakefield.com

Plymouth Business Center

4155 Berkshire Lane North, Plymouth, MN



FOR LEASE

BUILDING INFORMATION

Building Size	71,900 SF
Year Built	1990
Clear Height	24'
Sprinklers	Yes
Parking	2.15/1,000
Lease Rates	Negotiable
Power	Ample power
2026 Tax & Cam	\$3.26 PSF Tax \$1.87 PSF CAM \$5.13 PSF Total

Property Information

- New roof, landscaping and interior finishes
- 12 building development totaling over 700,000 sf
- Expansion capabilities within the complex
- Locally owned, professionally maintained and operated
- Excellent access to I-494 via Highway 55 & Rockford Road
- Area Amenities include childcare, retail shops, hotels and restaurants

Space Available

Suite	Total SF	Office SF	Warehouse SF	Loading	Availability
200	26,468	3,466	23,002	3 dock doors	60 days

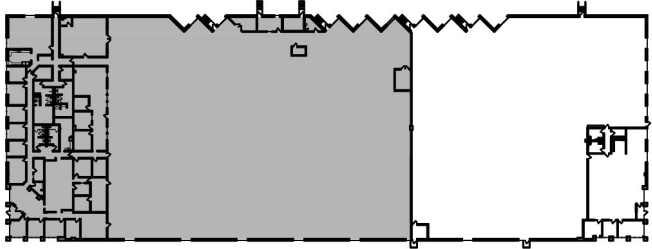
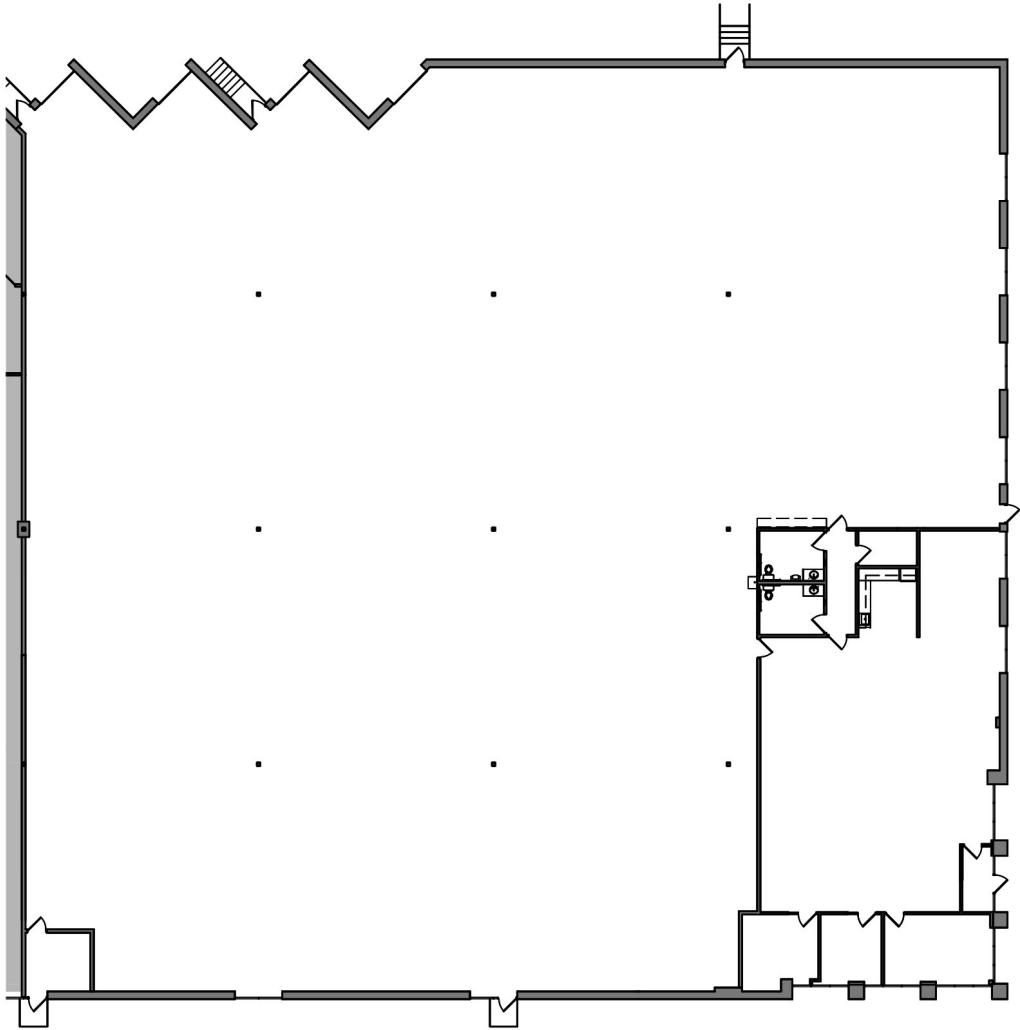
Plymouth Business Center

4155 Berkshire Lane North, Plymouth, MN



FOR LEASE

Suite 200



AVAILABLE

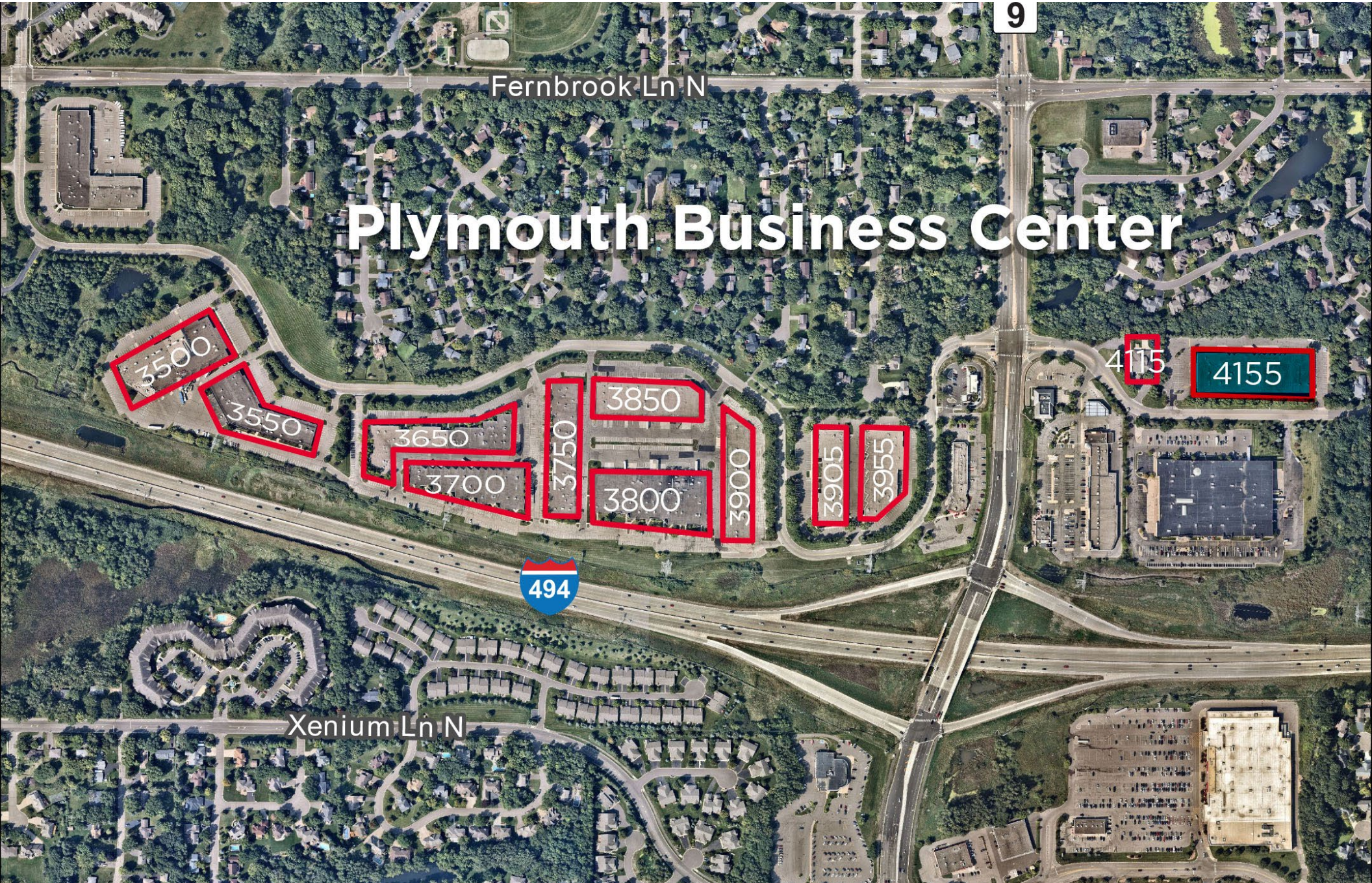
SUITE 200

OFFICE	=	3,466 S.F.
WAREHOUSE	=	23,002 S.F.
<hr/> TOTAL	=	<hr/> 26,468 S.F.

Plymouth Business Center

4155 Berkshire Lane North, Plymouth, MN

FOR LEASE



Plymouth Business Center

9

Fernbrook Ln N

Xenium Ln N



3500
3550

3650
3700

3750

3850
3800

3900

3905
3955

4115

4155