

# For Sale | 10323-10327 Flanders Street NE | Blaine, MN 55449

Sale Offering Memorandum

FOR SALE IN BLAINE



**NEWMARK**

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# PROPERTY OVERVIEW

## THE OFFERING

Newmark is pleased to present 10323-10327 Flanders Street Northeast available for sale in Blaine, Minnesota. This multi-tenant industrial building is centrally located in Blaine and features approximately 11,026 building square feet situated on 1.14 acres. Please contact a member of our team for more property details or to schedule a property tour.



**I-1 Light Industrial Zoning**



**Central Blaine Location**



**Multi-Tenant Building, demised and separately metered into a 3,000 Sq. Ft. space and a 8,026 Sq. Ft. Space**

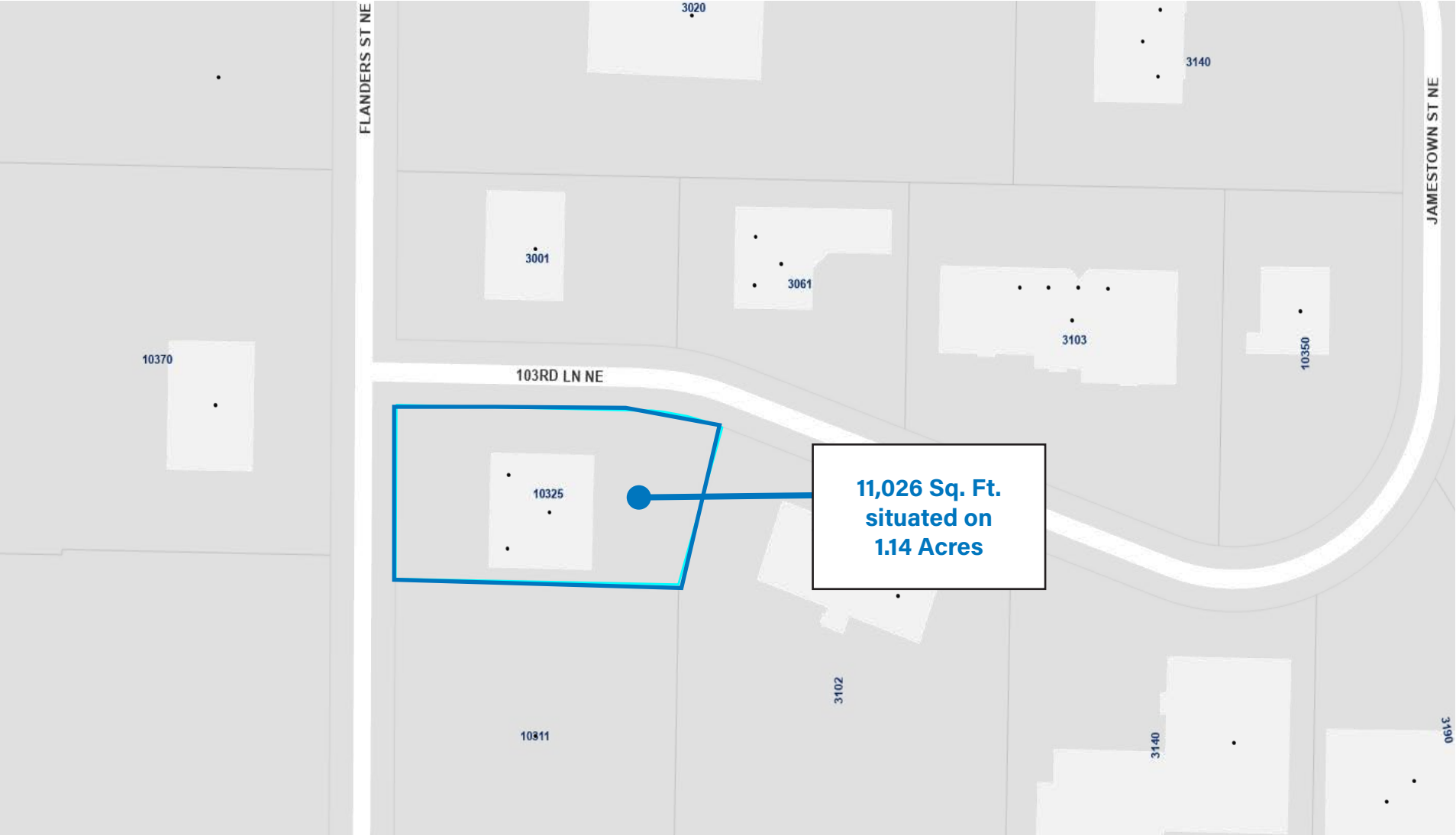


## DETAILS

Address	10323-10327 Flanders Street NE   Blaine, MN
PID #	22-31-23-42-0004
Building Size	Approx. 4,160 Sq. Ft.- Office Approx. 6,866 Sq. Ft.- Warehouse Approx. 11,026 Sq. Ft.- Total
Lot Size	1.14 AC
Year Built	2000
Loading	Four (4) Drive-In Doors One (1) Dock Door
Clear Height	16'
Zoning	I-1 Light Industrial
2025 Est. Re Taxes	\$48,313.28
Sale Price	\$1,450,000 or \$131.51 Per Sq. Ft.



AERIAL MAP

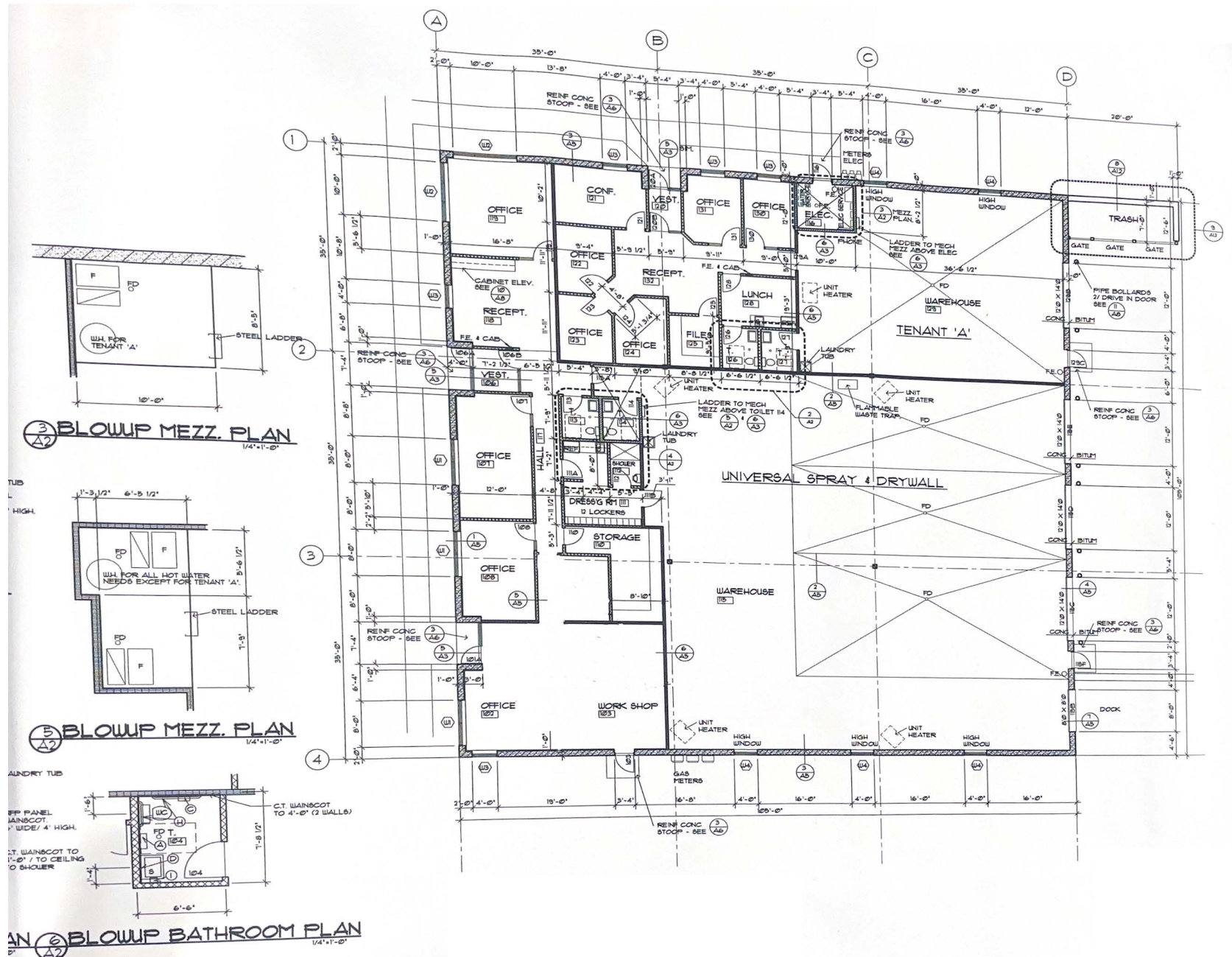




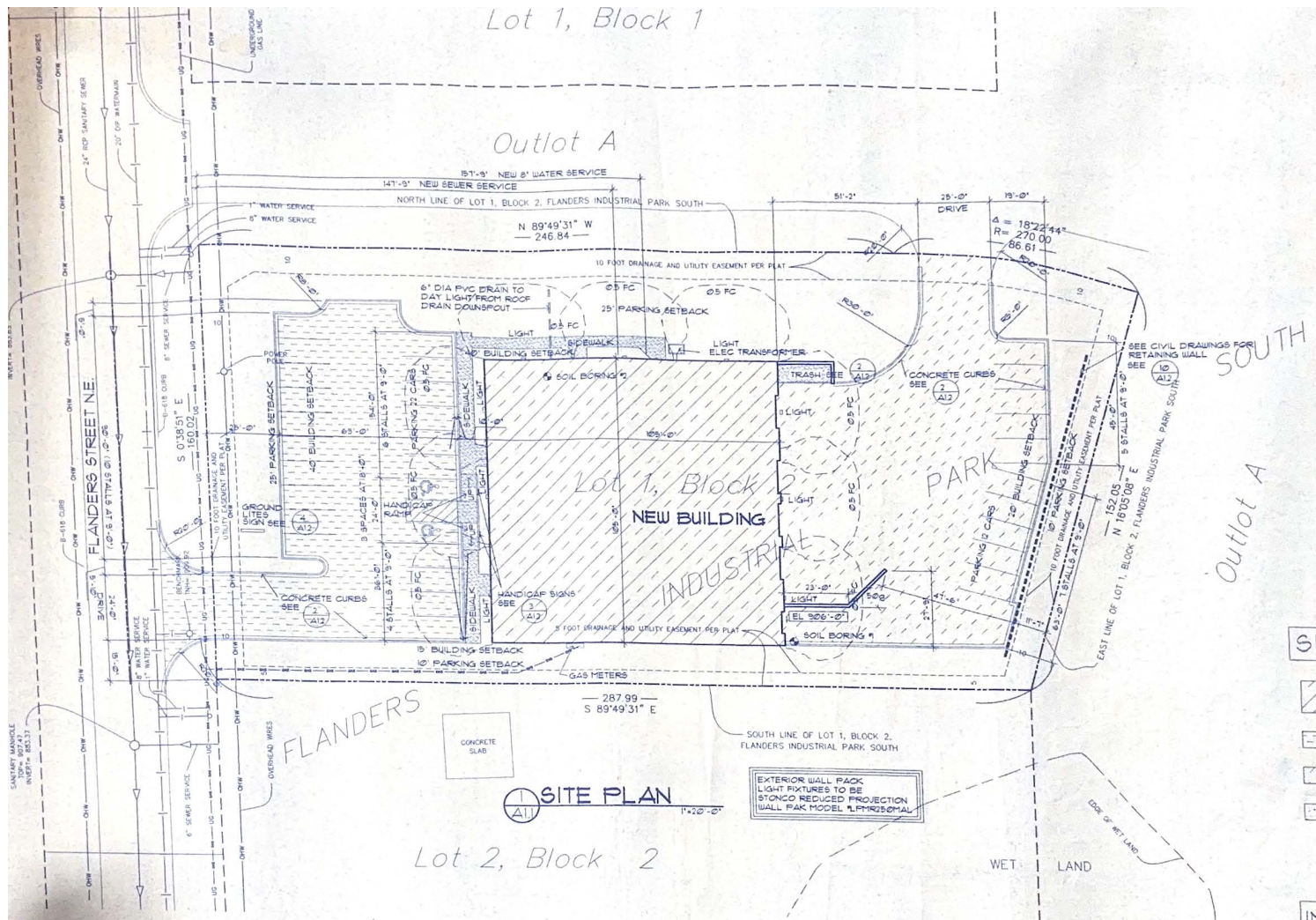




# FLOOR PLAN



## 06 | Newmark





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