

# 5775 12TH AVENUE

SHAKOPEE, MN 55379



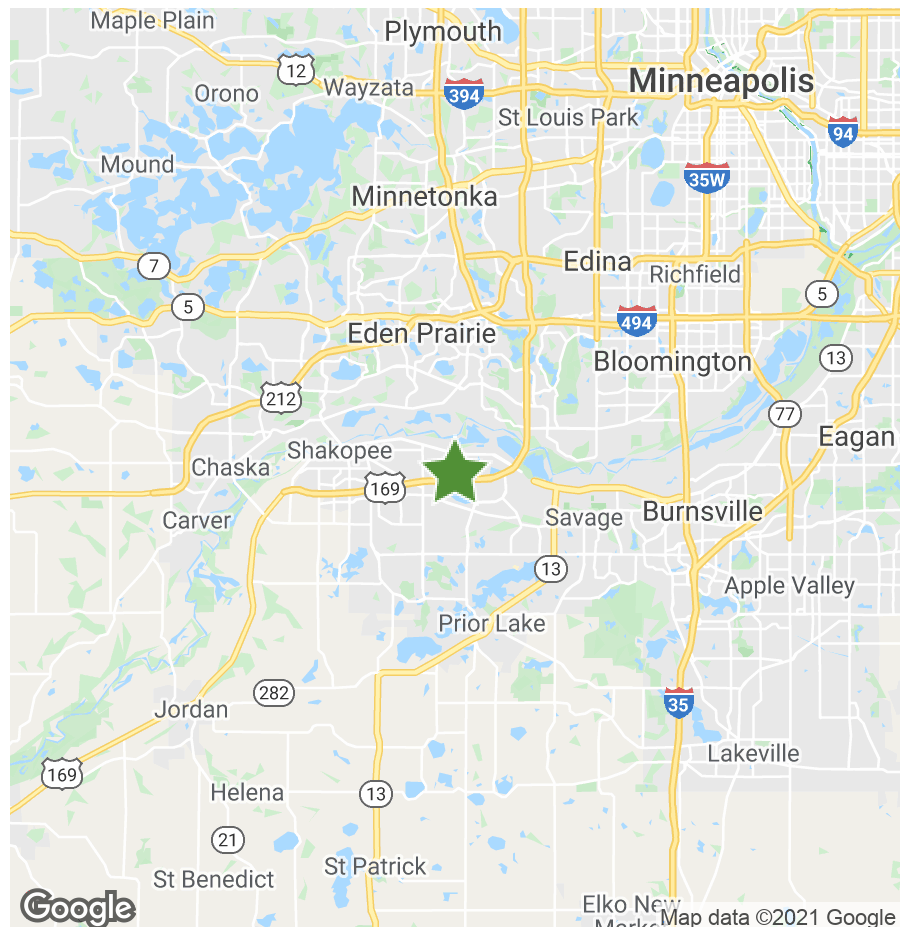
51,262 SF | FOR LEASE

## PROPERTY SPECIFICATIONS

Available Space:	51,262 SF
Office:	13,010 SF
Warehouse:	38,252 SF
Total Building Size:	133,116 SF
Ceiling Height:	24'
Column Spacing:	36' x 40'
Dock High Doors:	5
Ramp:	2
Sprinkler:	ESFR
Auto Spaces:	1.51 / 1,000
Net Rental Rate - Office:	\$11.50
Net Rental Rate -Warehouse:	\$5.50
2021 Estimated CAM:	\$3.51/psf

## PROPERTY HIGHLIGHTS

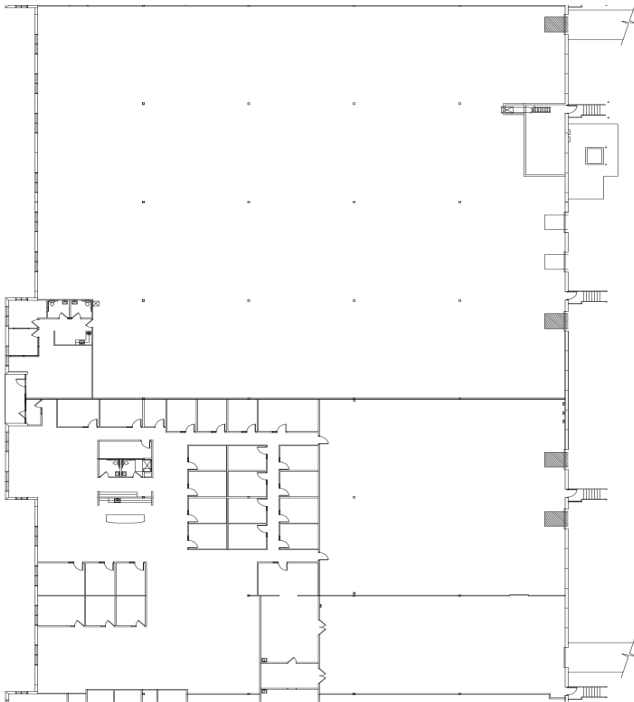
- Great location in Shakopee.
- Modern build-out.
- Excellent access to Highway 169.
- 24" clear height.
- Owned and managed by First Industrial Realty Trust, Inc. (NYSE: FR)



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## FLOOR PLAN



### BROKER CONTACT

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# CBRE

### OWNER CONTACT

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