



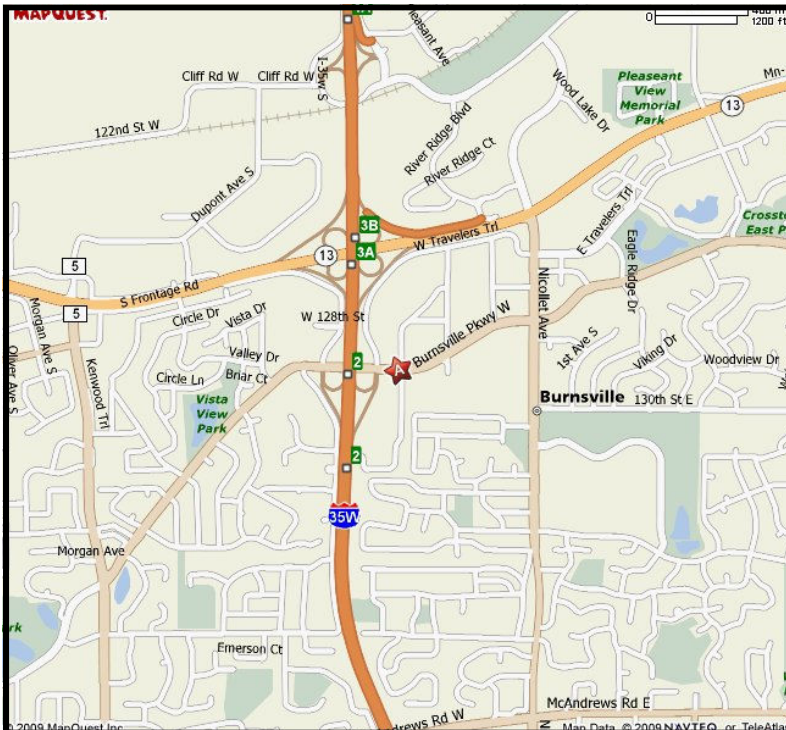
# For Lease

**550 West Burnsville Parkway, Burnsville, MN 55337**



## Anchor Bank Office Space

- ◆ 2,244 Rentable Square Feet
- ◆ Great Visibility and easy access to I-35W
- ◆ Monument Signage
- ◆ Plenty of tall windows overlooking downtown Minneapolis skyline and river valley
- ◆ Ample parking
- ◆ Elevator access to 2nd Floor



**For more information:**

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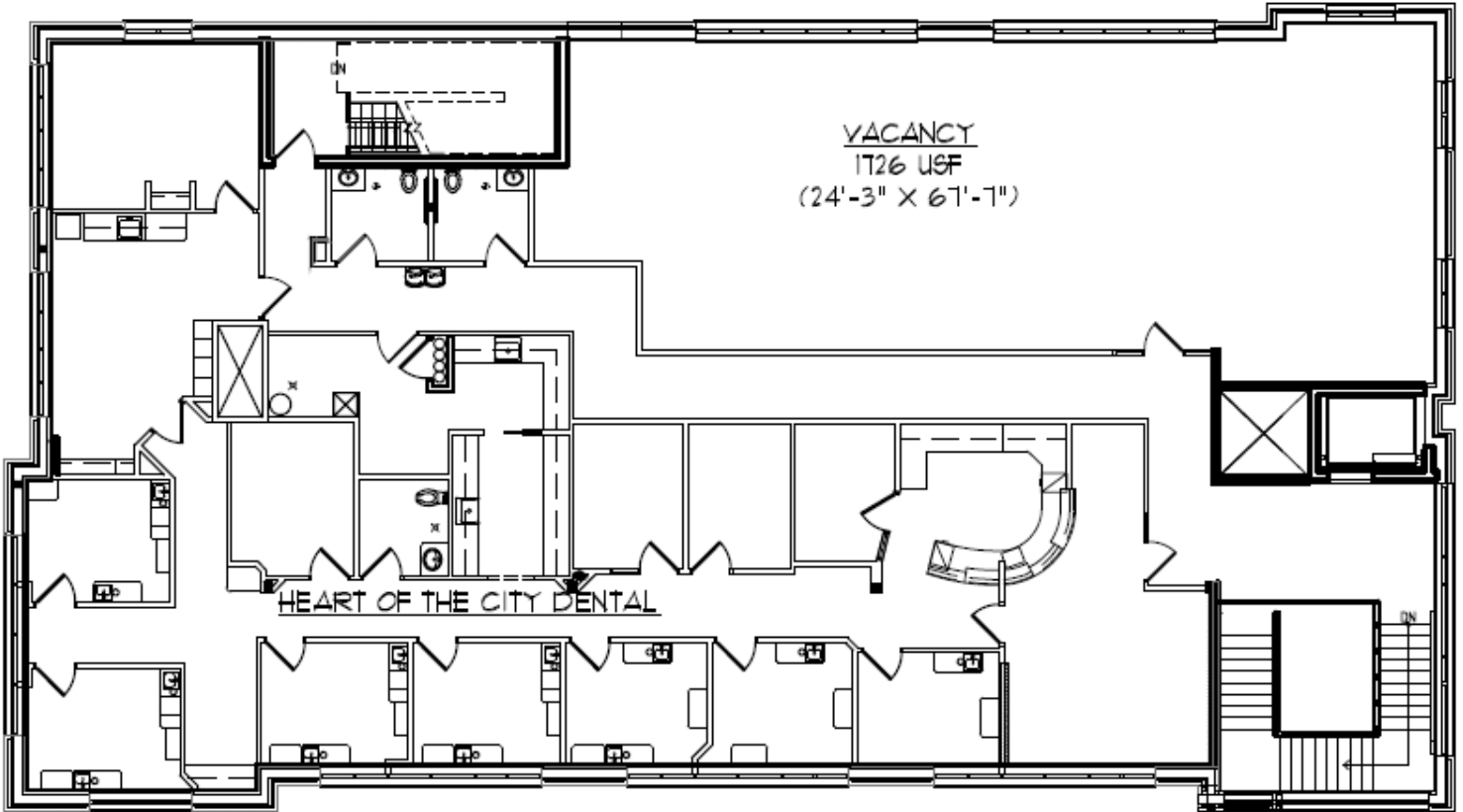
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# Floor Plan

**550 West Burnsville Parkway, Burnsville, MN 55337**



Usable Square Feet:	1,726 SF	Rentable Square Feet	2,244 SF
Taxes:	\$5.56/SF	Common Area & Maintenance:	\$5.94/SF
Total Operating Expenses:	\$11.50/SF	Rentable/Usable Factor	1.30
Year Built:	2007		
Lease Rate:	\$16.00 per square foot		
Tenant Improvements:	Negotiable		
Term:	5 year minimum		

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