

For detailed map & directions, visit www.mapquest.com

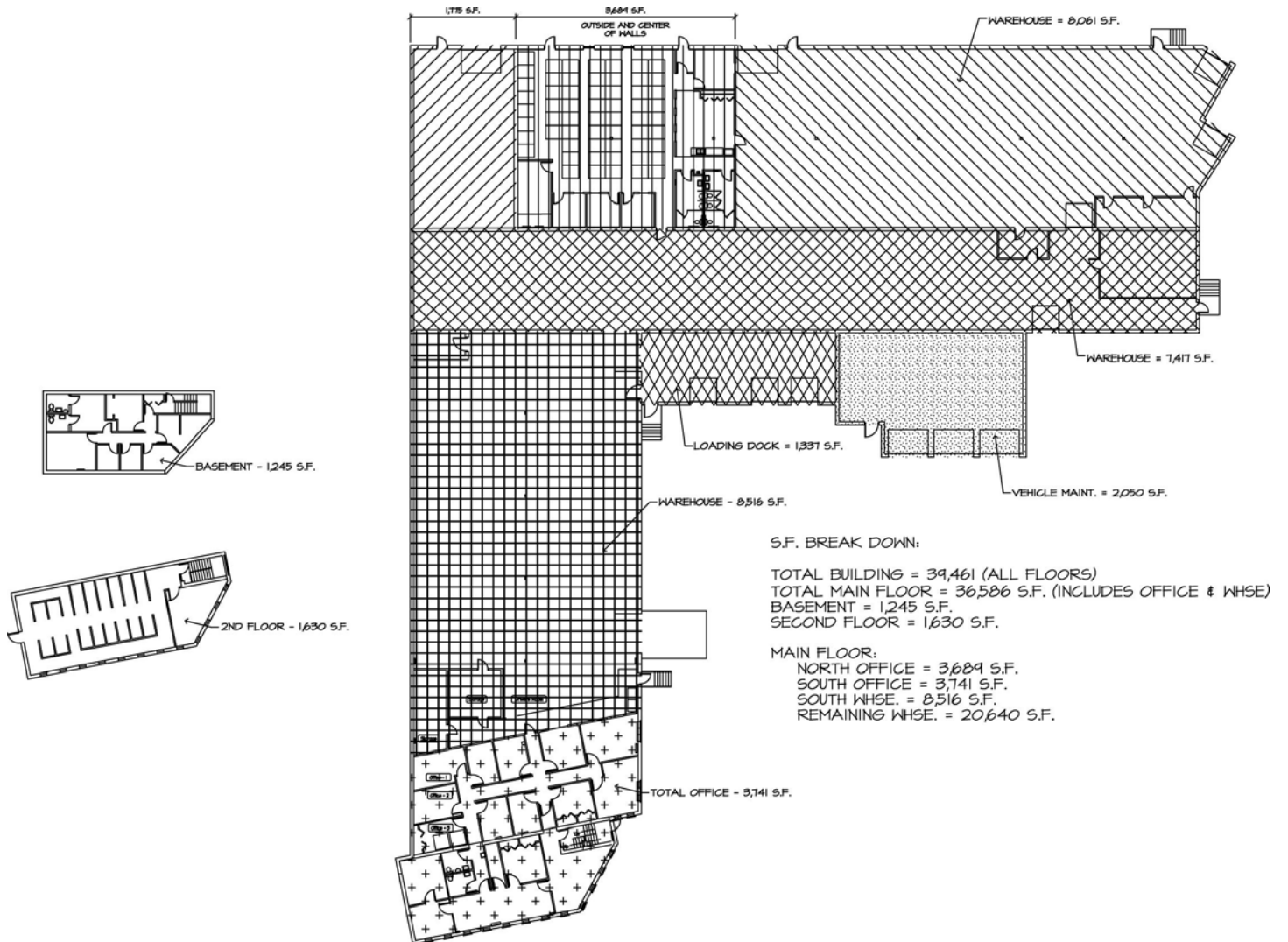
2375-2395 Capp Road

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St. Paul, Minnesota

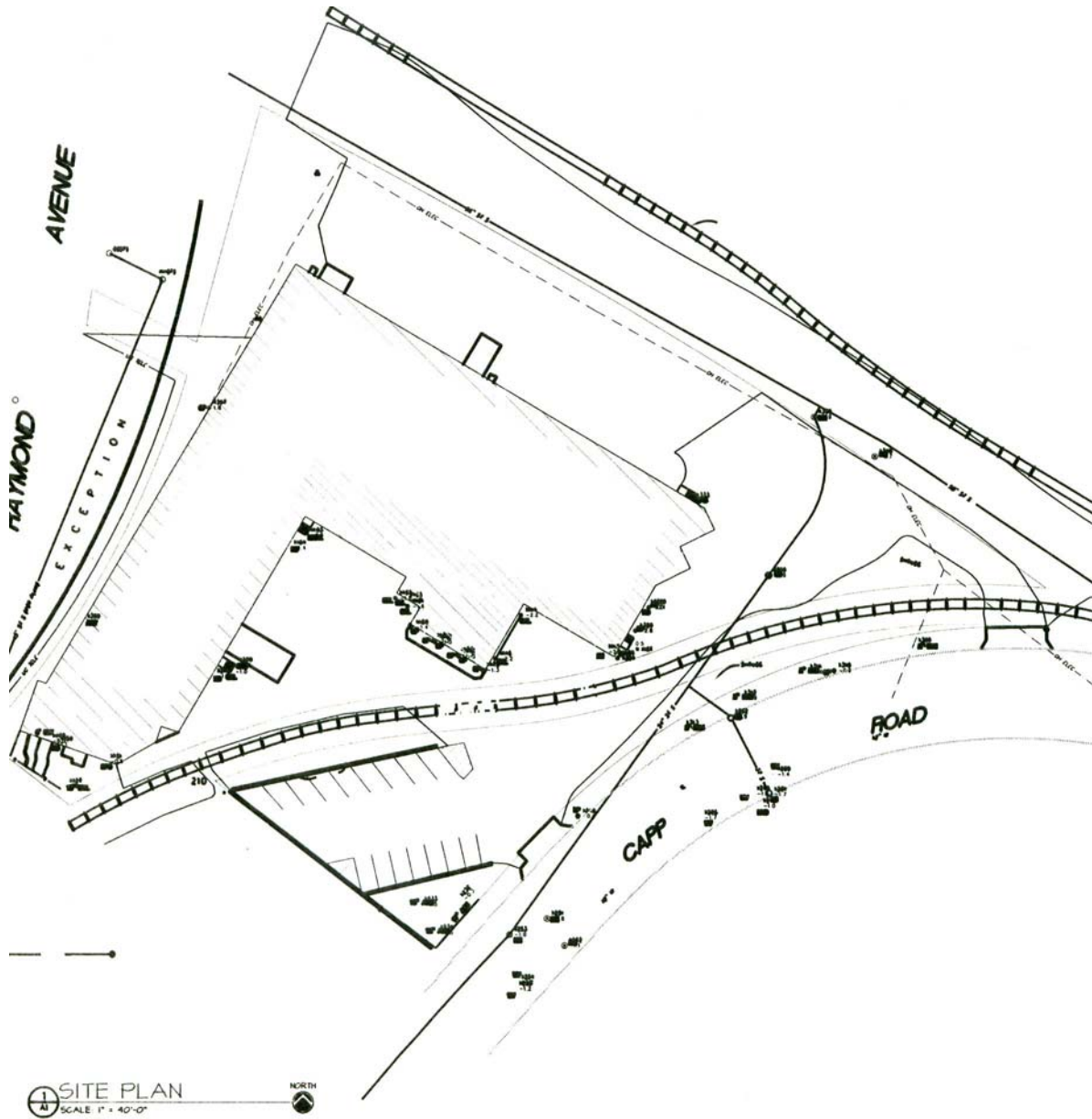
PROPERTY FEATURES

Building Size:	39,461 sf	Door Access:	5 drive-ins, 6 docks
Lot Size:	2.36 acres	Existing Power:	400a/3p
Space Available:	100% leased	Sprinklered:	Wet
Warehouse/ Office:		HVAC:	Roof top
Base Lease Rate:		Parking:	78 free Surface Spaces are available Ratio: 2.45/1,000 SF
Expenses:	2009 Tax @ \$1.25/sf, 2009 Ops @ \$0.20/sf	Available:	
Zoning:	I-1-2, Saint Paul	Sale Price:	\$1,900,000
Clear Height:	16'0" - 18'0"		

For further information:



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