

9900 13TH AVENUE NORTH, PLYMOUTH, MN 55441

FOR LEASE



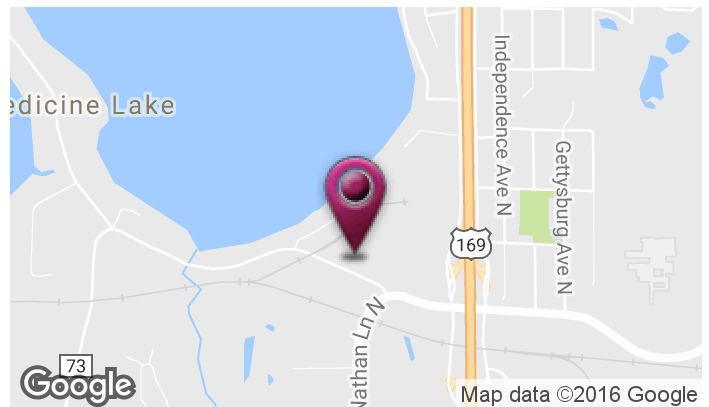
OFFERING SUMMARY

Lease Rate: \$16.00 SF/yr (Gross)

Year Built: 1969

Building Size: 136,267 SF

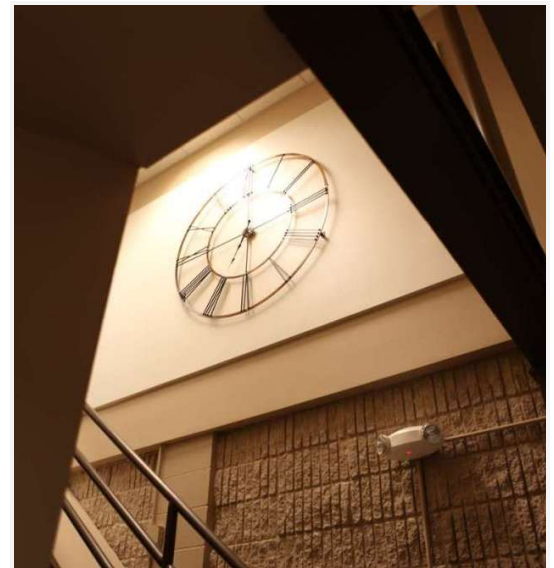
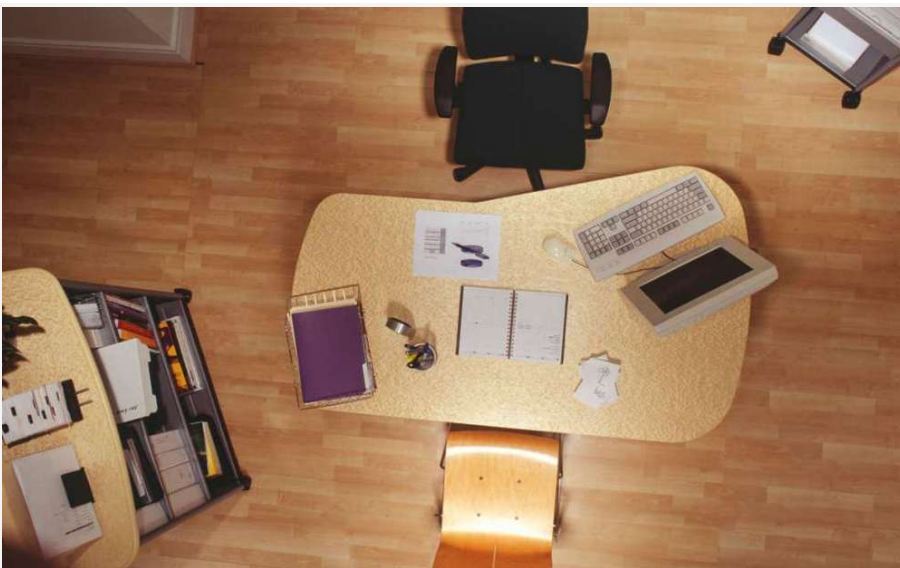
Renovated: 2024



- Easy access to Hwy 169, Hwy 55, I-394, and I-494
- Close proximity to Minneapolis, Golden Valley, St Louis Park, and New Hope
- Lake views
- Ample free parking is available
- Custom build-outs available

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JGM PROPERTIES
1224 W. 96 St.
Bloomington, MN 55431
612.290.1037
www.JGMproperties.com

For More Information Contact:

ELI RUSSELL
612.290.1037
elir@jgmproperties.com

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PROPERTY OVERVIEW

The spaces range from 200-20,000 square feet and, can include based on your custom preferences, office, warehouse, creative loft, fitness area, studio, and/or storage spaces. The Medicine Lake Property truly is one of our most versatile locations. We are happy to custom build any type or size of space you can dream up and are even able to knock down or add walls to get you the configuration you need.

LOCATION OVERVIEW

The building is easily accessible from Highway 169 (on the city's eastern border), Highway 55, I-394, and I-494. It is also just three miles away from I-94. Plymouth is located within five miles of Golden Valley, New Hope, Maple Grove, and St Louis Park. It is also only fifteen miles west of downtown Minneapolis.

PROPERTY HIGHLIGHTS

Easy access to Hwy 169, Hwy 55, I-394, and I-494

Close proximity to Minneapolis, Golden Valley, St Louis Park, and New Hope

Lake views

Ample free parking is available

Custom build-outs available



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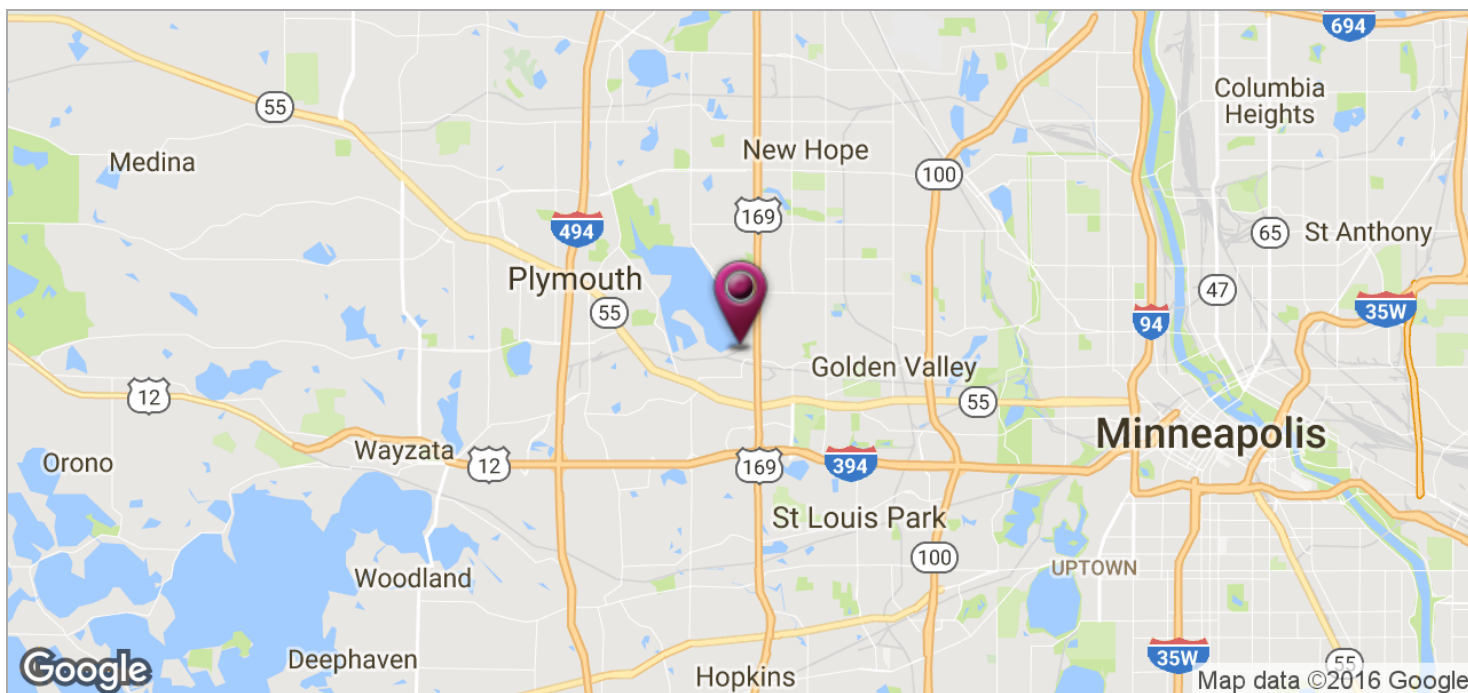
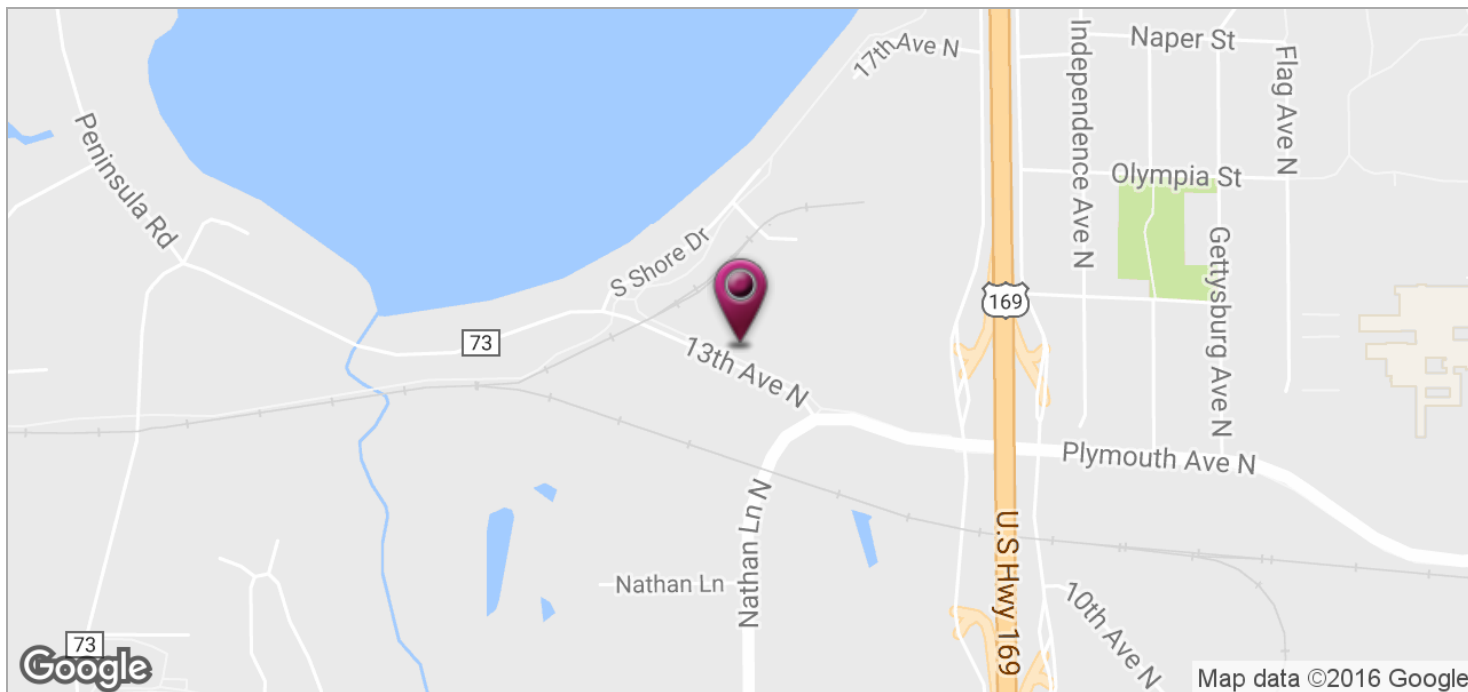
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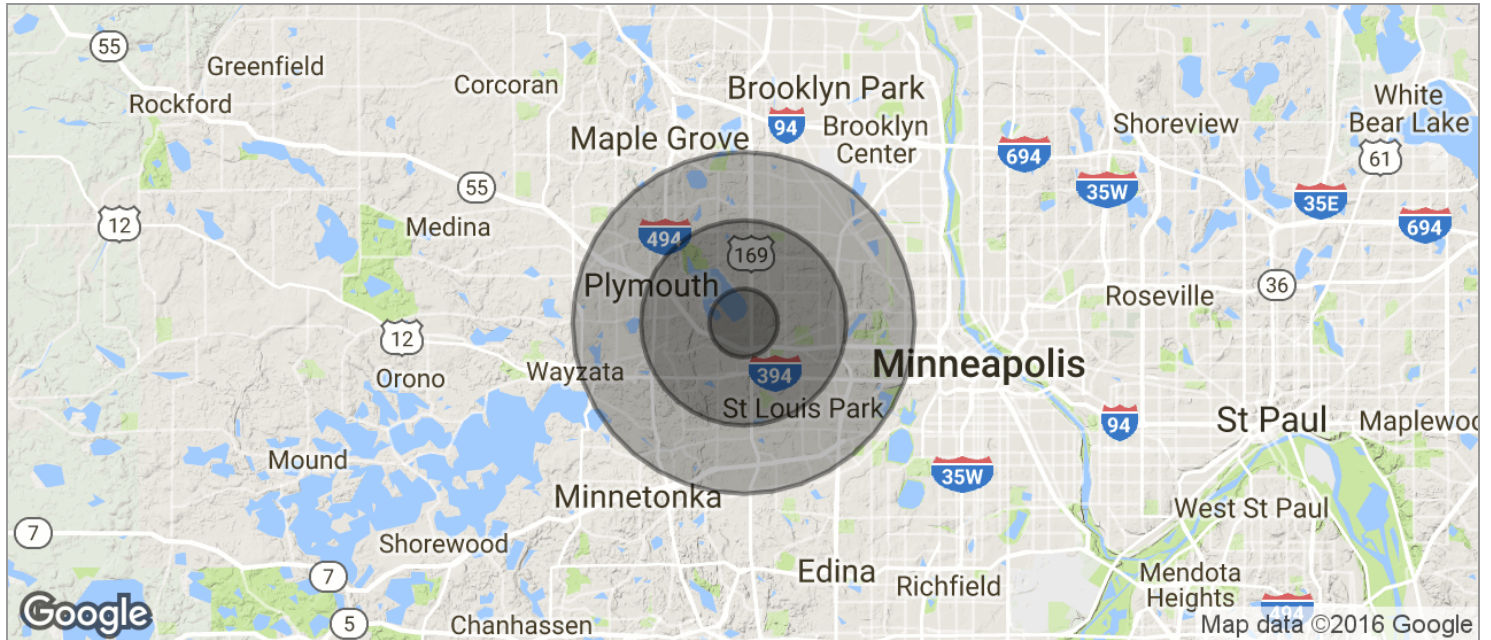
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	1 MILE	3 MILES	5 MILES
POPULATION			
TOTAL POPULATION	5,730	68,291	211,265
MEDIAN AGE	39.1	40.0	38.8
MEDIAN AGE (MALE)	38.5	39.1	37.8
MEDIAN AGE (FEMALE)	39.3	40.5	39.7
HOUSEHOLDS & INCOME			
TOTAL HOUSEHOLDS	2,397	30,225	93,152
# OF PERSONS PER HH	2.4	2.3	2.3
AVERAGE HH INCOME	\$92,837	\$85,662	\$82,352
AVERAGE HOUSE VALUE	\$358,290	\$291,109	\$296,651

* Demographic data derived from 2010 US Census

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