

Medical Office/Tech Property
1811 Old Highway 8 Northwest
New Brighton, Ramsey County,
Minnesota 55112

For Sale \$4,250,000



Located in New Brighton, MN; situated between Minneapolis and St. Paul, this is an excellent opportunity for Medical Technology, In-House Device Manufacturing, BioTech, etc. The property is located directly off I-35W at Highway 96 and Old Hwy. 8 NW., New Brighton, MN. Built in 1994, the 30,000 SF Building has a great interior with office space, production, and a small warehouse area.

Office: 16,500 SF
Production: 12,250 SF
Warehouse: 1,250 SF

Current tenant will occupy space until March 31, 2025 Excellent opportunity for Owner/User, Start Up, MedTech, BioTech, Office/Medical use.

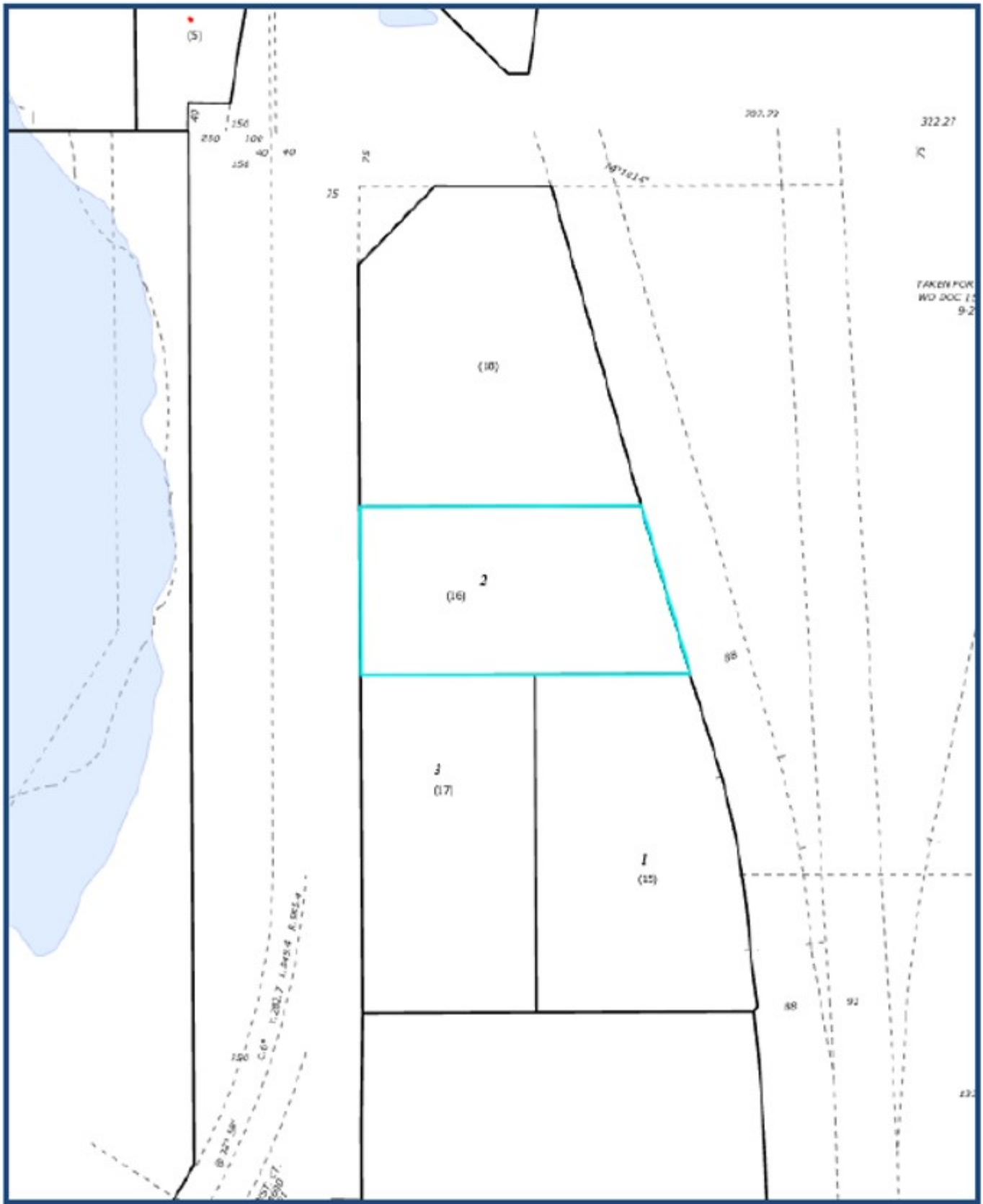
Zoning: Mixed Use Regional (MUR)
Gross Land Area: 2.077 acres
Use: Flex Space
Masonry Construction
Parking: 100 Spaces
Flood Zone: Zone X

Contact Information:

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TAX PLAT



Map: 1811 Old Highway 8 Northwest
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