

18640 LAKE DR. E
CHANHASSEN / MINNESOTA



Dell Five A

**13,798 SF Office/
Warehouse for Lease**



Property Overview

10 Building Business Park Totaling 620,000 SF

Dell Five is a prominent business park situated in the Southwest submarket in Chanhassen, MN. The park spans 60 acres and comprises 10 buildings, offering a total of 620,000 square feet of high-quality flexible space. The location provides significant frontage on Highway 5 and convenient access to Highways 212 and I-494.



***13,798 SF of office/
warehouse space
excellent access to
Highway 212 and
Highway 5.***

Building Specifications

Address	18640 Lake Drive East, Chanhassen, MN
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Building Total SF	67,368 SF
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Clear Height	18'
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Year Built	1996
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Lease Rates	Negotiable
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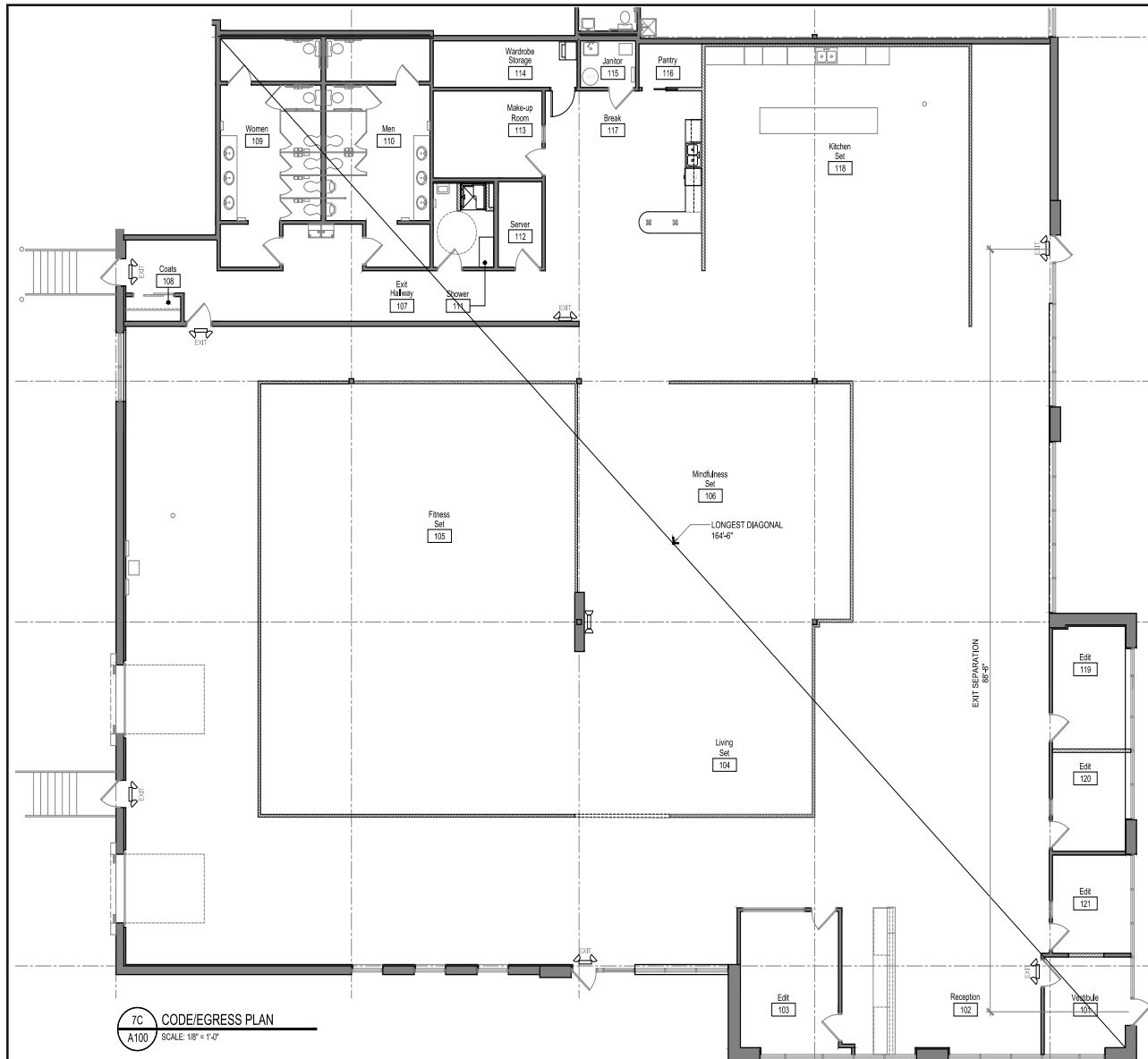
2026 Estimated Tax & Cam	\$3.22 PSF Tax \$2.50 PSF CAM \$5.71 PSF Total
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Power	400 amps, 277/480 Volt 3 Phase
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Floor Plan

Suite 18640



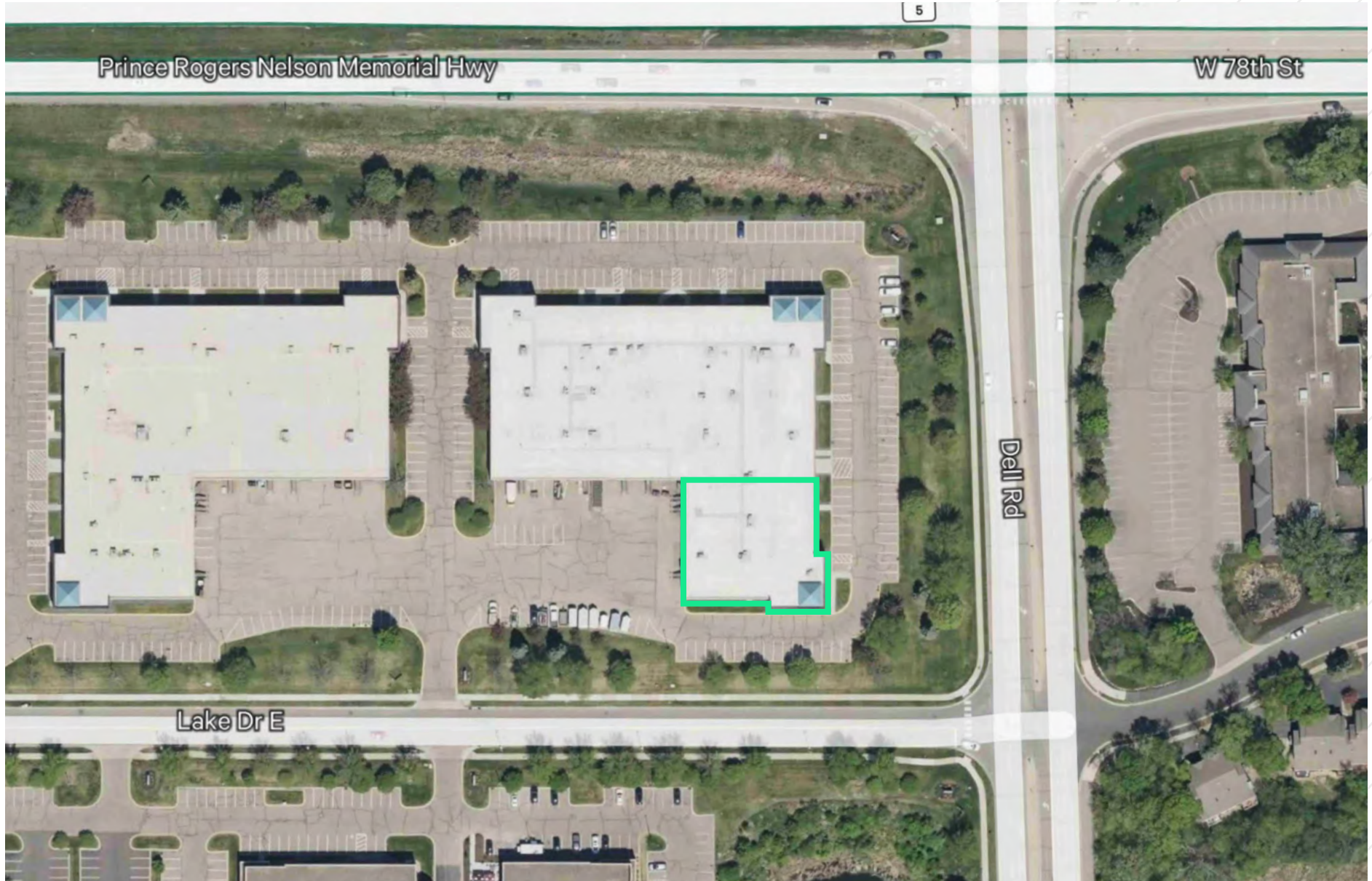
OFFICE
3,548 SF

WAREHOUSE
10,250 SF

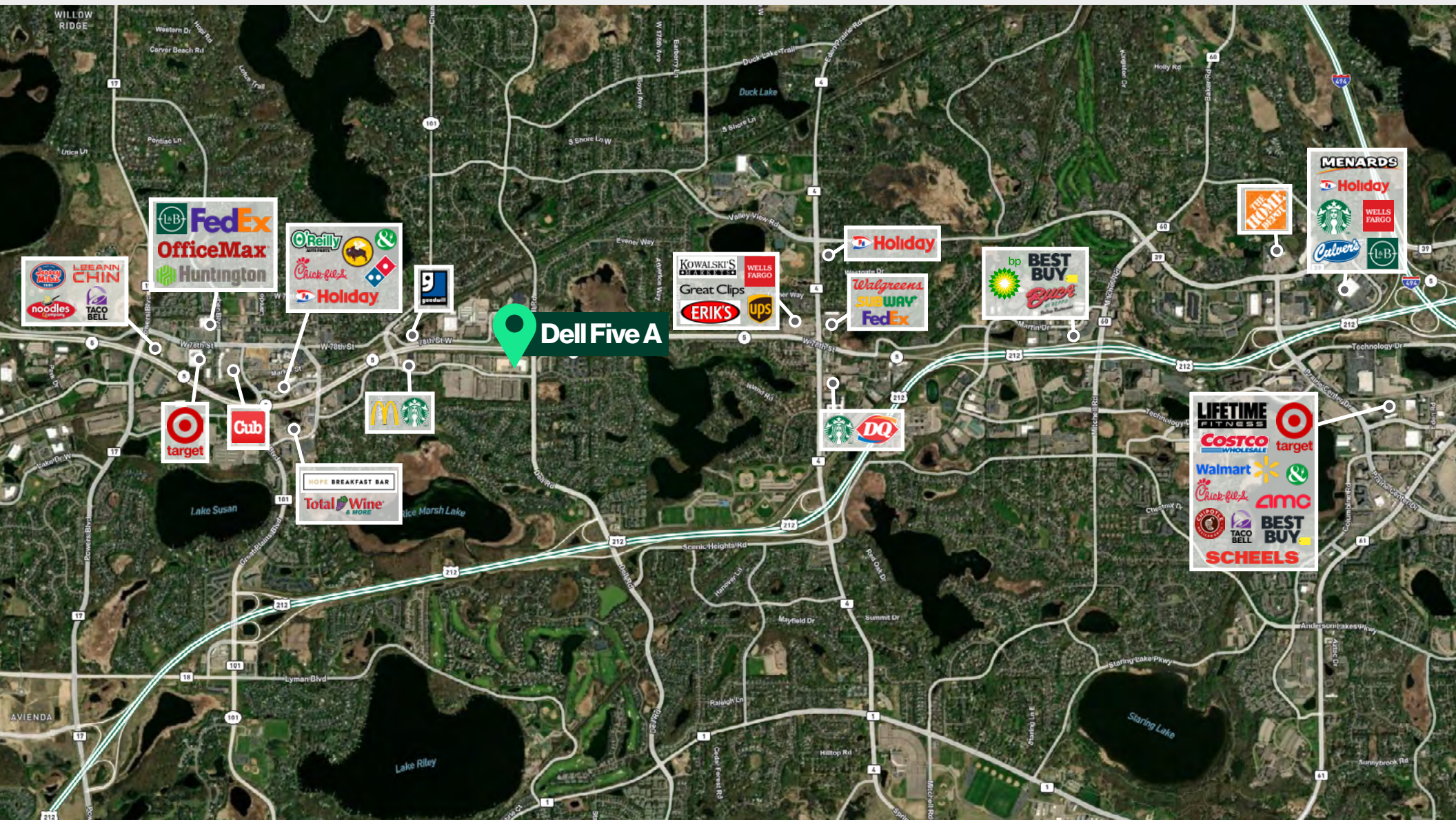
TOTAL
13,798 SF

2 Dock Doors

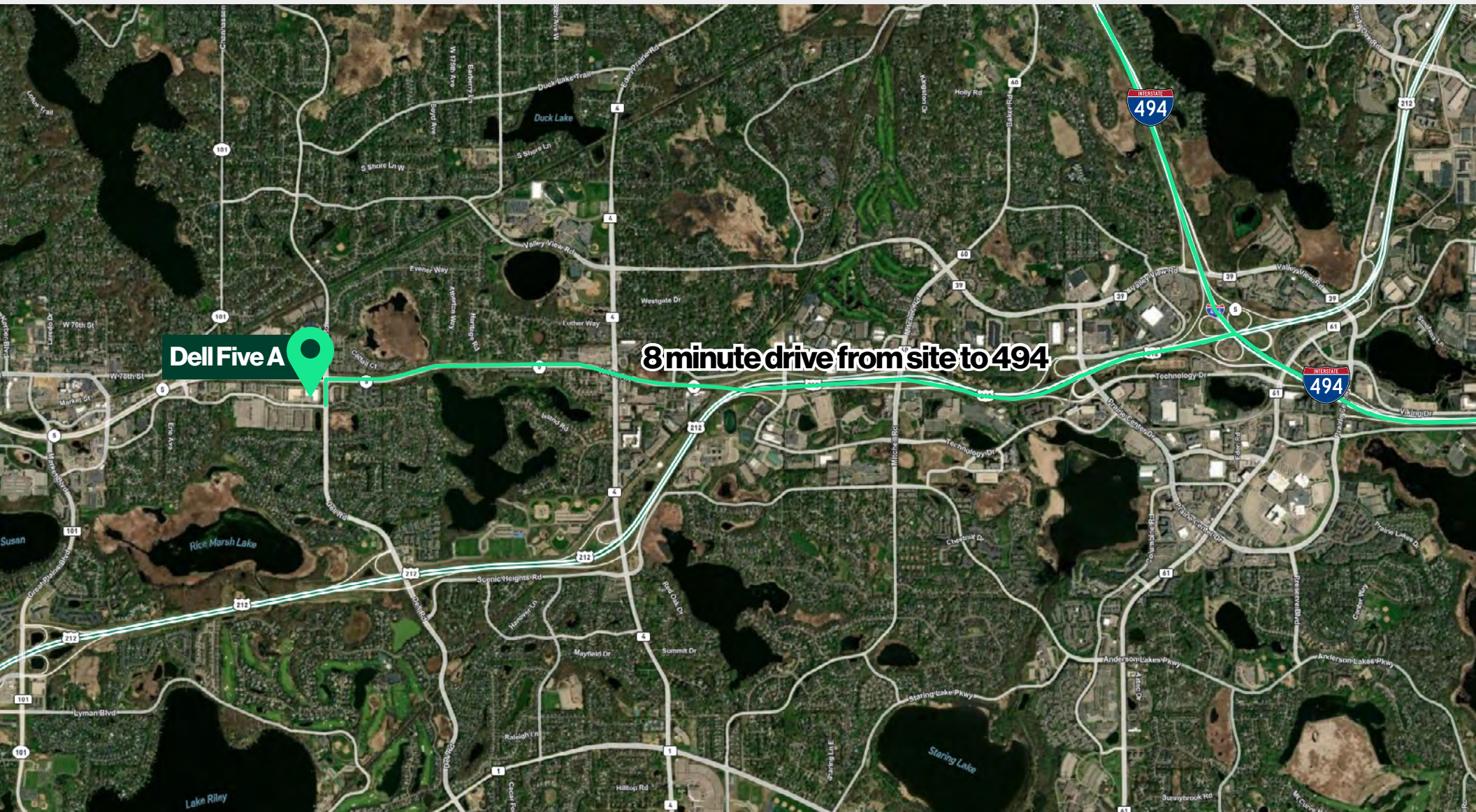
Siteplan



Amenity Map



Drive Time Map





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CBRE

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WEALTH

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