

FOR LEASE

STACK
INDUSTRIAL PARTNERS

1010 ALDRIN DRIVE

Eagan, MN 55121



CHRIS WEIRENS

chris.weirens@stackindustrial.com
651-373-9641

ALEX BARON, SIOR

alex.baron@stackindustrial.com
763-226-3476

PROPERTY OVERVIEW

General Building Information

Total Square Footage

41,168 SF

Parcel Size

10.74 acres

Year Built

2001

Clear Height

18'

Zoning

I-1 (Limited Industrial)

Building Ownership

The Meritex Company

Vacancy Specifications

Vacancy Size

34,869 SF (approx. 3,500 SF office)

Available Date

May 2026

Loading

30 Dock Doors
1 Oversided Drive-In Door

Climate Control

Warehouse: Radiant
Office: A/C

Trailer Parking

Ample

Parking

61 Stalls

Sprinklers

Yes

Restrooms

1 Warehouse Restroom, 2 Office Restrooms

Lease Details

Lease Rate

Negotiable

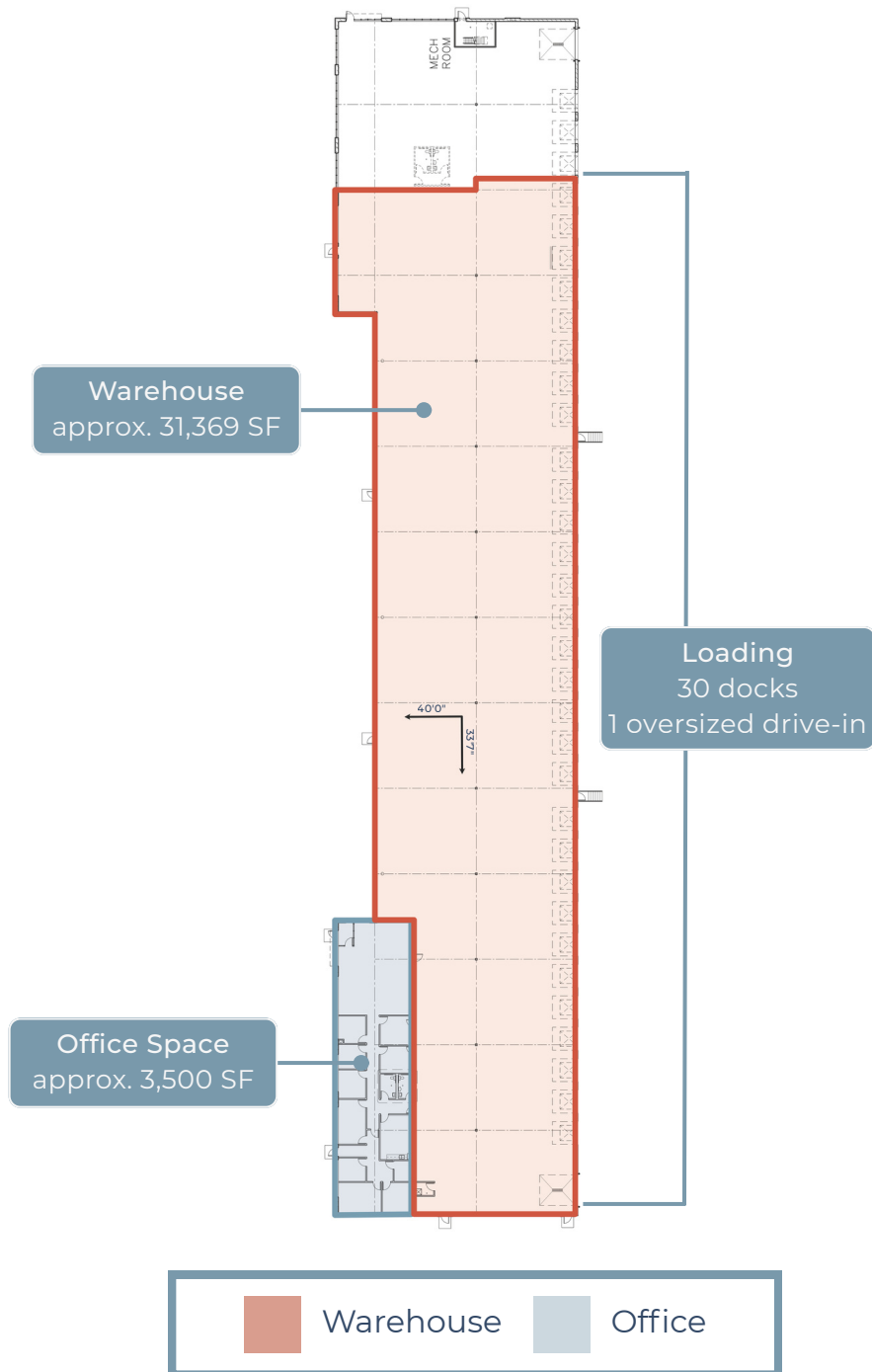
CAM/Tax (2026)

\$5.76 PSF (includes gas)

About The Meritex Company

Committed to growth and success, Meritex is a real estate investment and management company with a broad portfolio of well-located, highly functional infill industrial properties. For over 100 years, we've provided local businesses and national brands with best-in-class facilities and partnership, all so we can thrive for generations, together.

AVAILABLE SPACE



34,869 SF
Total

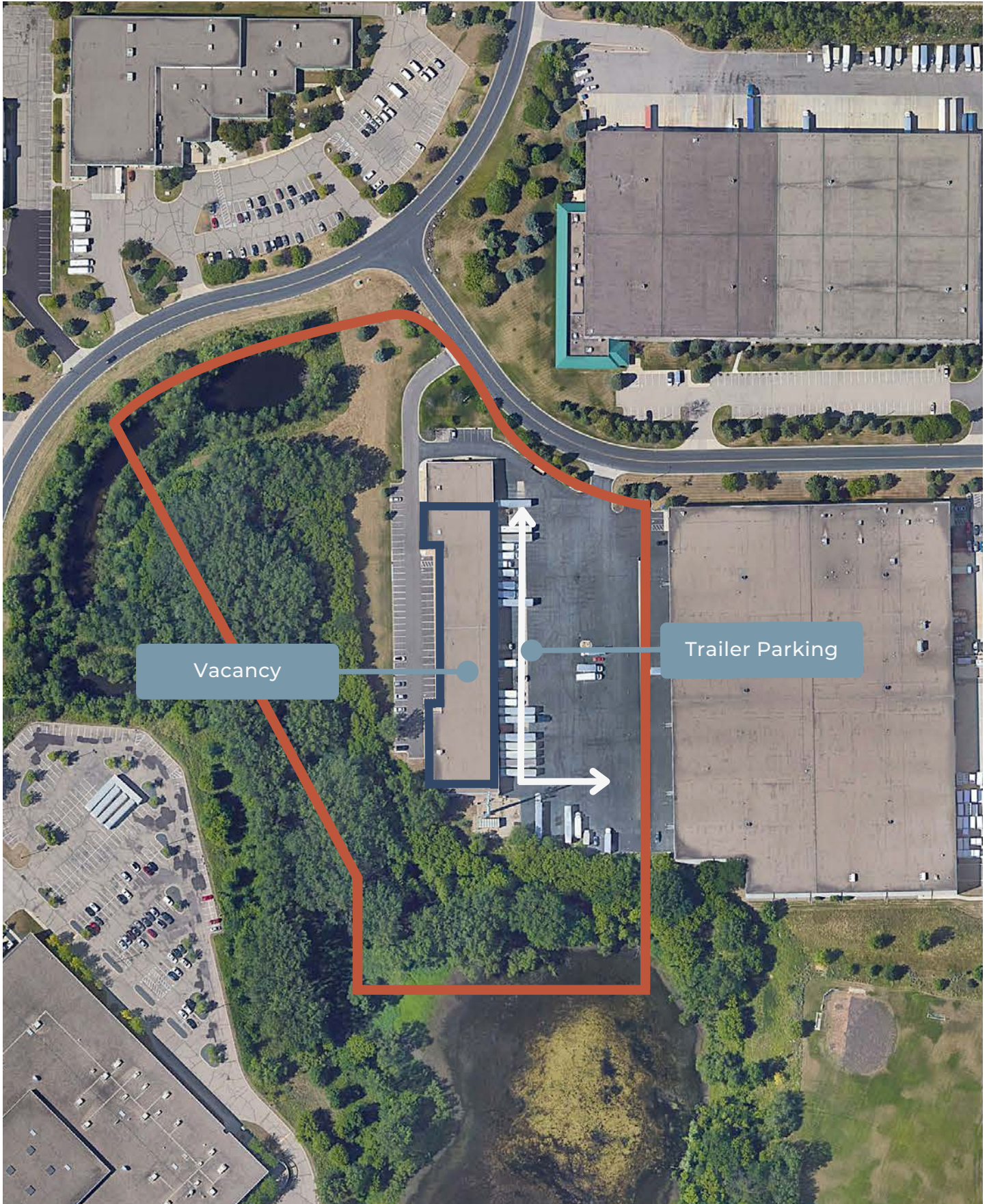


3,500 SF
Office

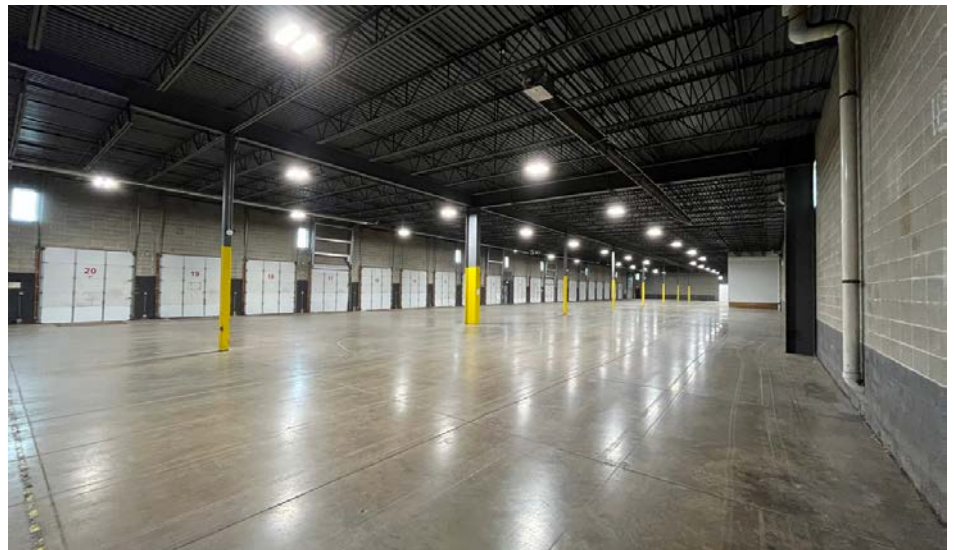
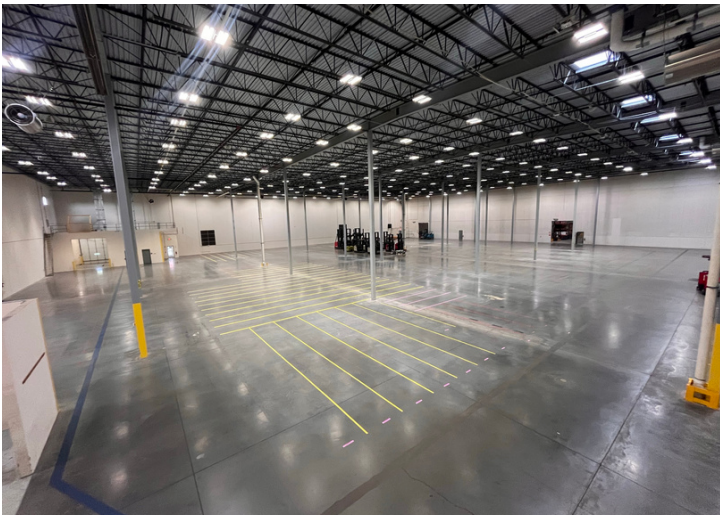


31,369 SF
Warehouse

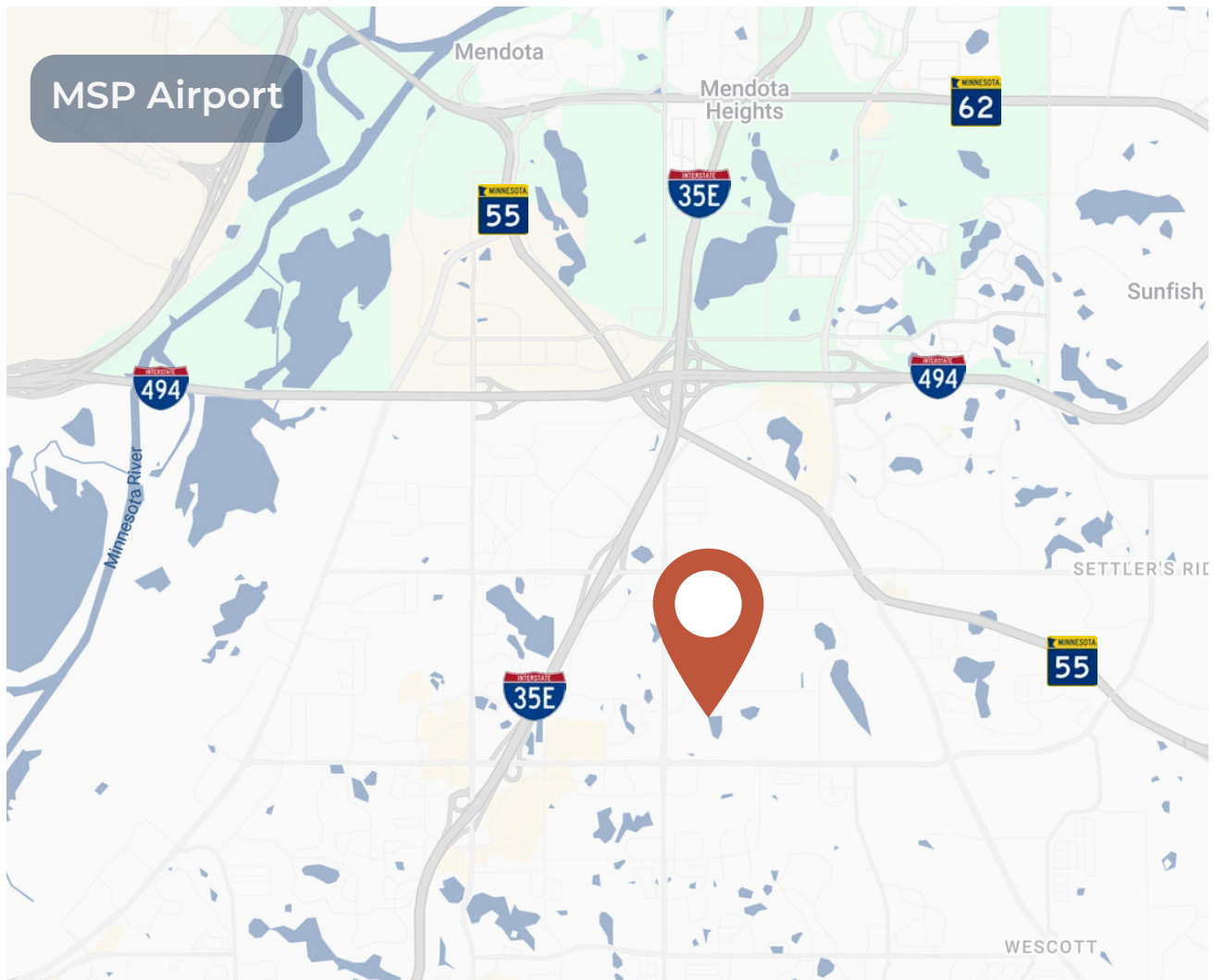
PROPERTY AERIAL



PROPERTY IMAGES



LOCATION & HIGHWAY ACCESS



**Strategic Location with Seamless Highway Access -
Only 10 Minutes from MSP Airport**

5 Minutes

Interstate 35E
Interstate 494
Highway 55
Viking Lakes

15 Minutes

Mall Of America
Downtown St. Paul
Downtown Minneapolis

Chris Weirens

chris.weirens@stackindustrial.com

651-373-9641

Alex Baron, SIOR

alex.baron@stackindustrial.com

763-226-3476

stackindustrial.com 

STACK
INDUSTRIAL PARTNERS

THE
MERITEX[®]
COMPANY