 **JLL** SEE A BRIGHTER WAY

For lease

Chaska Creek Industrial II

1215 Chaska Creek Blvd, Chaska, MN
Up to 63,000 SF Available



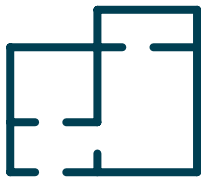
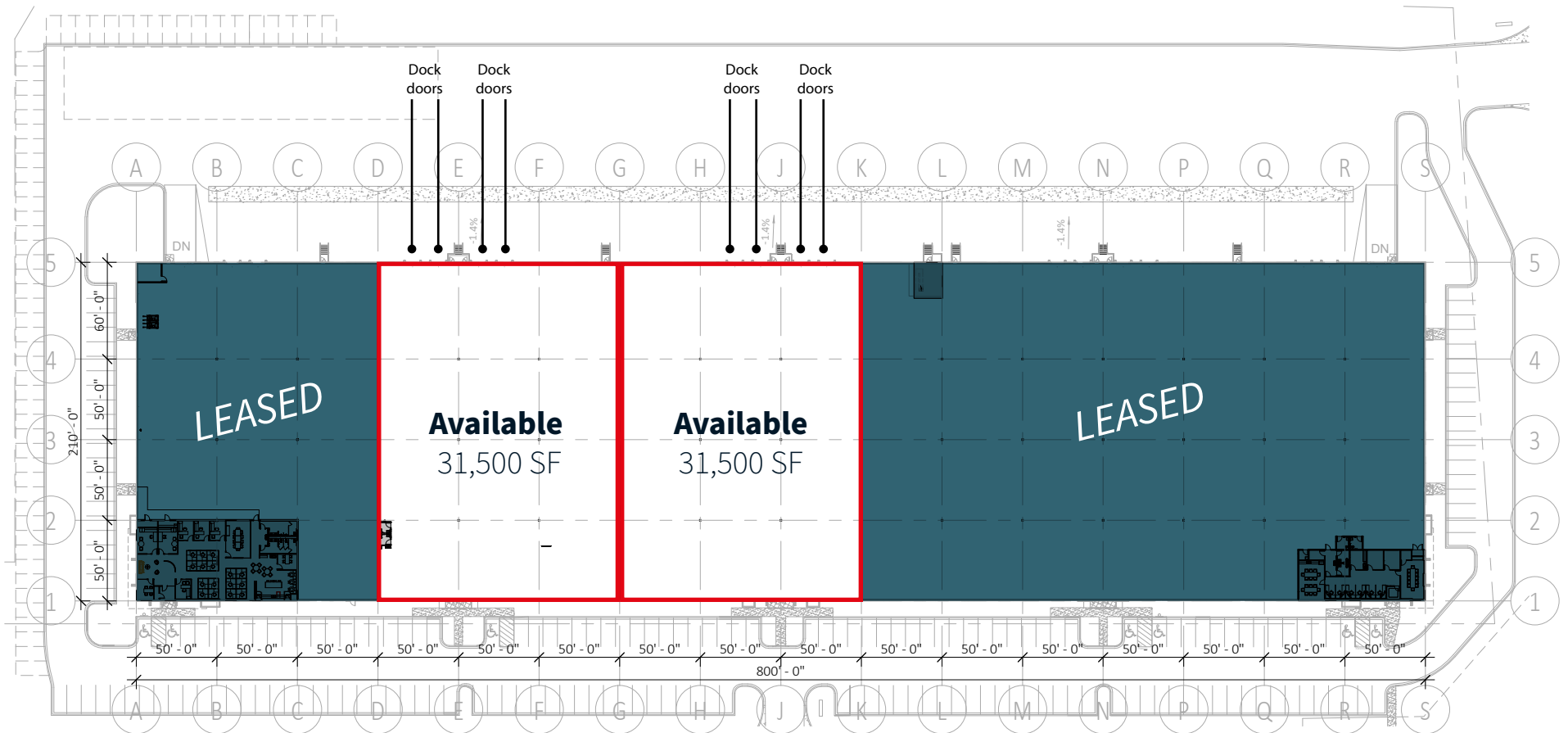
Building specifications - Chaska Creek Industrial II



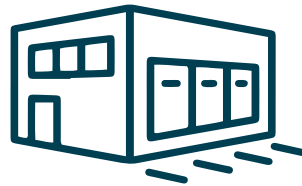
Chaska Creek II, a prime new industrial development at US Hwy 212 & Engler Blvd, offers immediate freeway access and nearby amenities. This versatile facility features 28' clear height, modern design with clerestory windows, and adaptable space to suit various industrial needs.

Building SF	168,000 SF	Power	3000 amp, 277/480 volt, 3 phase
SF Available	BTS Office 31,500 - 63,000 SF Total (All warehouse)	Zoning	PMD: Planned Multi-Use Development
Clear Height	28'	Parking	203 stalls (1.21/1,000 SF)* <i>*expandable</i>
Dock Doors	Four (4) to Eight (8) dock doors* <i>*expandable</i>	Rental Rate	Negotiable
Columns	50' x 50' with 60' staging bay (210' depth)	Est. 2025 Tax/CAM	\$1.69 PSF CAM \$0.31 PSF Ins \$3.53 PSF Tax \$5.53 PSF Total
Sprinklers	ESFR		

Building specifications



31,500 - 63,000 SF
Space Available



Four - Eight
Dock Doors

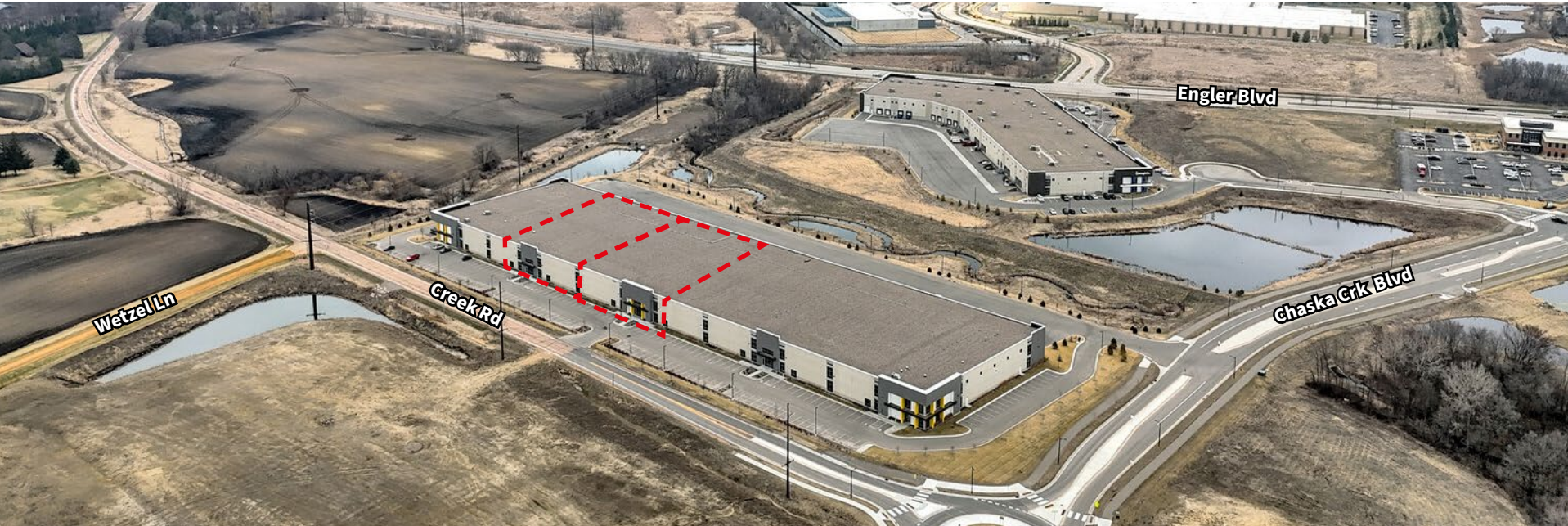


28'
Clear Height

Chaska Creek conceptual site plan



Aerial photos



Access aerial





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