



## WINGS FINANCIAL PLYMOUTH

3455 Plymouth Blvd. ✦ Plymouth, MN



- ✦ Wings Credit Union is Landlord
- ✦ Managed by Frauenshuh, Inc.
- ✦ Opportunity for creative design and build-out
- ✦ Campus setting with abundant parking
- ✦ Key card access
- ✦ Close proximity to multiple restaurants and a variety of retailers
- ✦ Numerous amenities within walking distance
- ✦ 1/4 mile to LifeTime Plymouth

### FOR LEASE

**LAURA B. MOORE**  
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## ✦ BUILDING DETAILS

- Building Size/Stories: Approx. 13,033 sq. ft./2 Stories
- Year Built: 2001
- 2025 Estimated Ops/Tax: \$21.51
- Gross Rental Rate: \$35.00 RSF
- Available Space:  
Suite 201      1,134 RSF
- Parking: 3.65/1,000 sq. ft.

## ✦ AMENITIES

- 1/4 mile to LifeTime Plymouth
- Numerous amenities within walking distance
- Campus setting with abundant parking
- Key card access
- Quick access from 494 off 55 West
- Located just 20 minutes from the airport

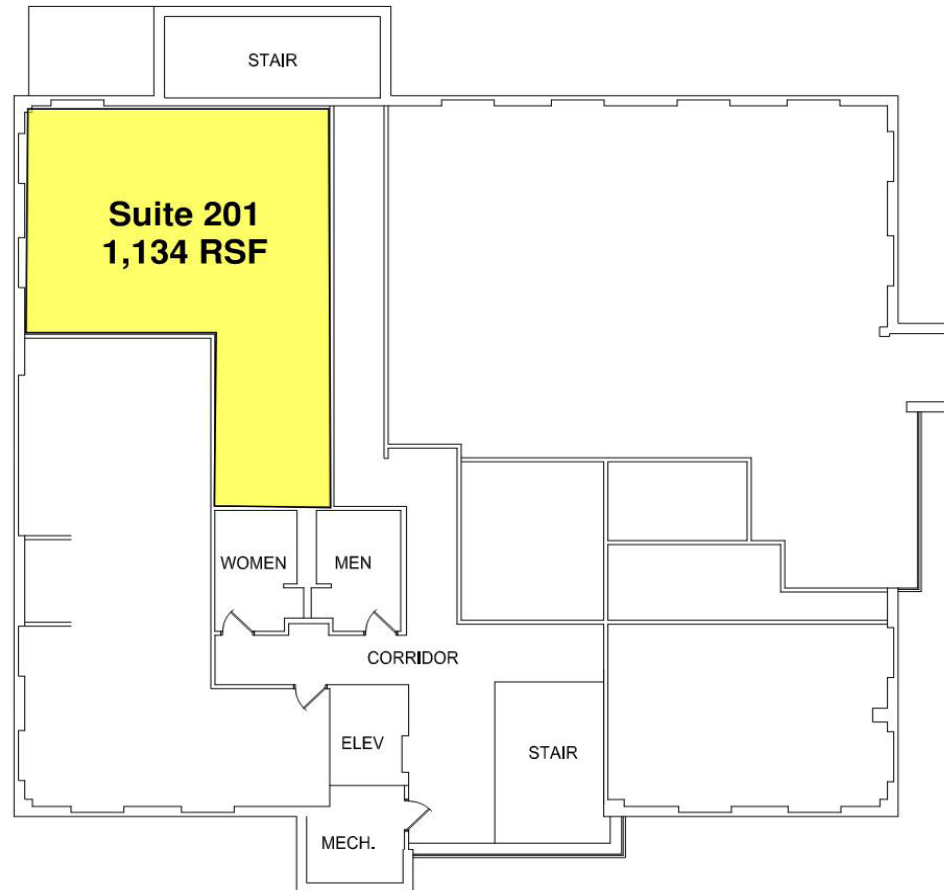
F R A U E N S H U H

COMMERCIAL REAL ESTATE

[www.frauenshuh.com](http://www.frauenshuh.com) ✦ 7101 W. 78th Street ✦ Minneapolis, MN

WINGS FINANCIAL PLYMOUTH ♦ FOR LEASE ♦ SECOND FLOOR PLAN

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