

# ERSI

ESSENCE  
REAL ESTATE  
SERVICES INC.

COMMERCIAL REAL ESTATE SINCE 1990

# SUB-LEASE



## STONY LAKE

2475 - 15TH STREET NW ● NEW BRIGHTON, MN 55112

- 914 SF AVAILABLE
- EXTENSIVE LANDSCAPING
- SUB-LEASE THROUGH NOV. 2026
- TERRIFIC ACCESS TO I-694 & I-35W
- IDEAL FOR PROFESSIONAL OFFICE, MEDICAL OR SERVICE
- MANY AREA AMENITIES INCLUDE: MN HEALTH CLINIC, WELLS FARGO, GROCERY, SUBWAY, LA FITNESS, COWBOY JACKS & MORE
- MULTI-TENANT CAMPUS SETTING

## CONTACT:

[WWW.ESSENCEREALESTATE.COM](http://WWW.ESSENCEREALESTATE.COM)

**JEFF NORDNESS**  
jeff@essencerealestate.com  
**651-341-5044**



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## BUILDING DETAILS:

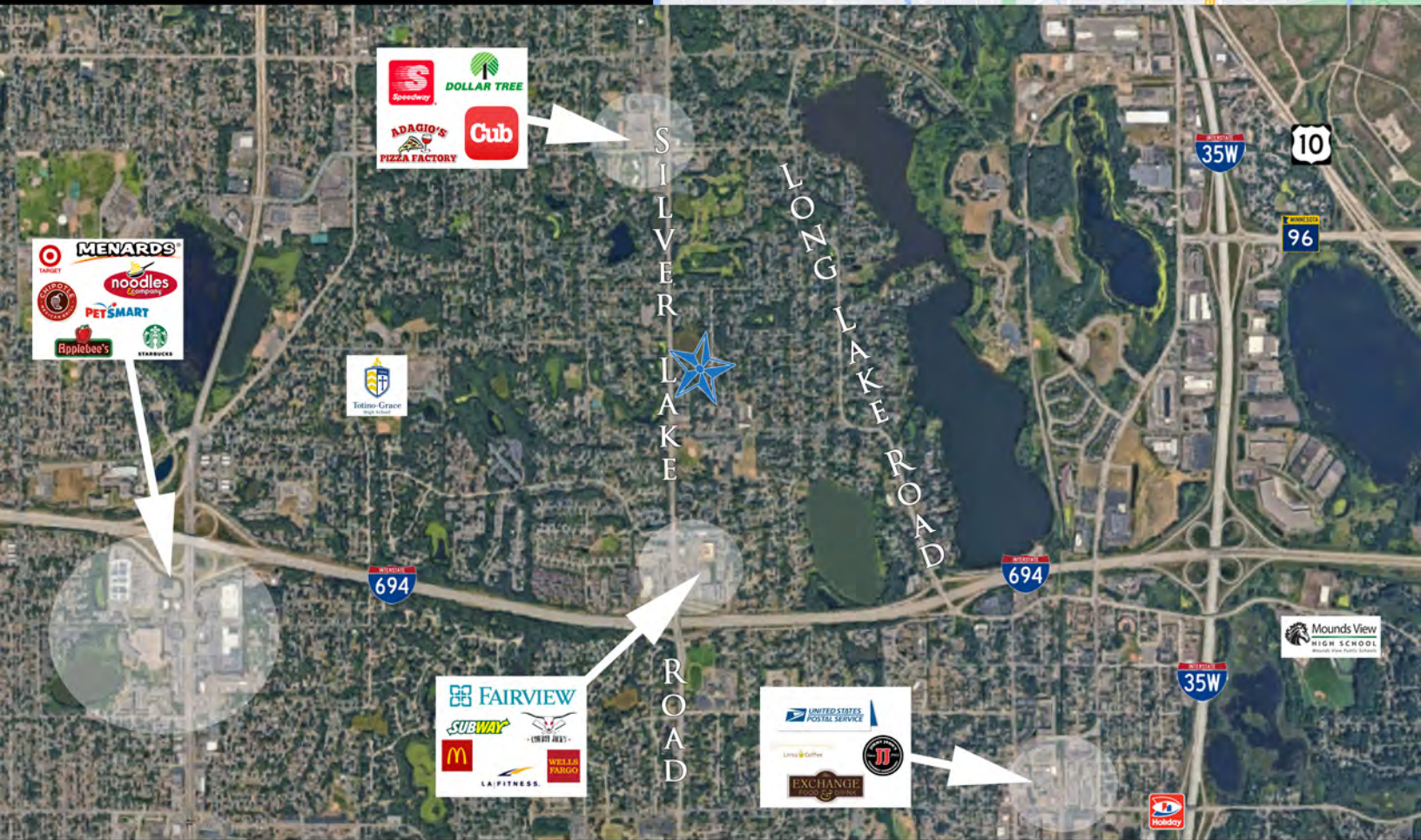
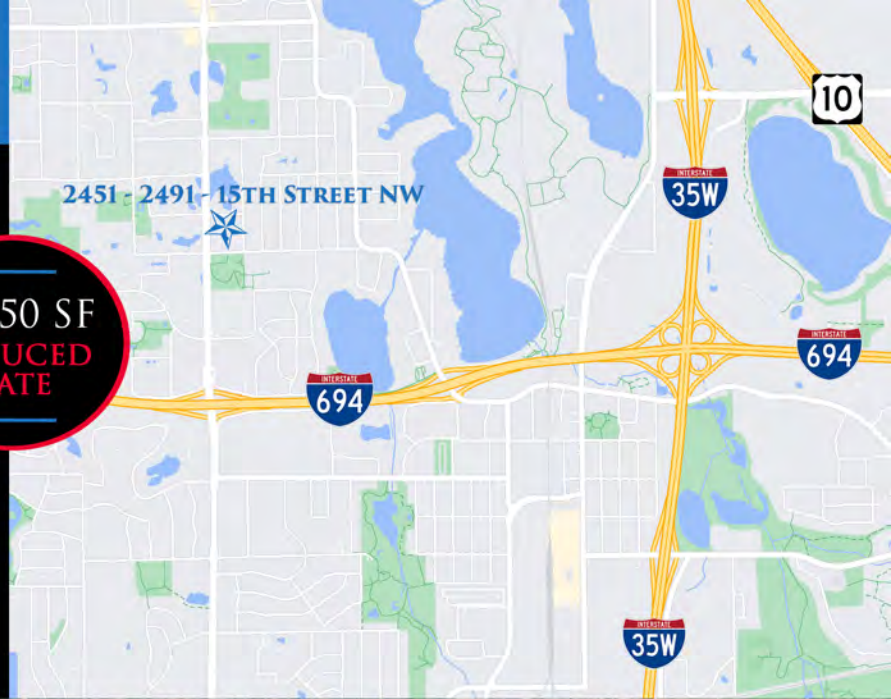
OFFICE NET RENT: ~~\$14.81~~ SF **\$12.50 SF**  
2023 EST. OP. EXP. \$ 9.65 SF **REDUCED RATE**

SPACE AVAILABLE:

SUITE C 914 SF

~~WAS \$1,863~~

**REDUCED PRICE**  
APPROX. \$1,687  
A MONTH



EXCELLENT ACCESS TO 694 OFF SILVER LAKE ROAD

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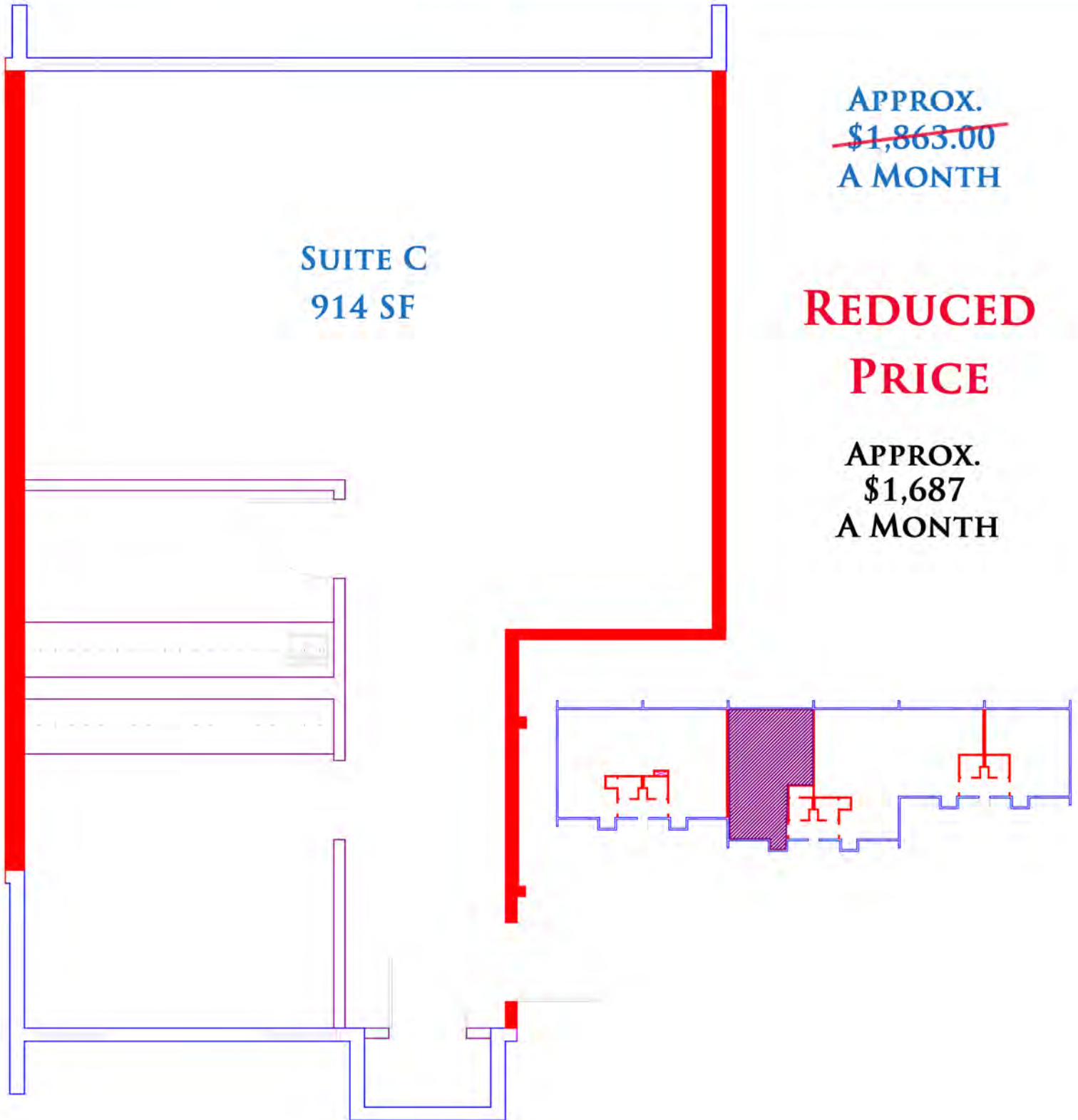
COMMERCIAL REAL ESTATE SINCE 1990

OFFICE: 651-482-1871



# STONY LAKE OFFICE PARK

2475 - 15TH STREET NW • NEW BRIGHTON, MN 55112



SUITE C  
914 SF

APPROX.  
~~\$1,863.00~~  
A MONTH

**REDUCED  
PRICE**

APPROX.  
\$1,687  
A MONTH

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