



SUMMERHILL
Commercial Real Estate, LLC

FOR LEASE
21195 Minnetonka Boulevard
Shorewood, MN 55331



21195 Minnetonka Boulevard:

Building Size: 10,250 square feet.
Zoning: Business/Commercial R/C District.
Gross Rental Rate
Office/Flex: \$13.75 psf, includes gas, electric, sewer, & water.

AVAILABILITY:

Suite A: 1,033 sf office/flex space.

- Great space with Minnetonka Boulevard frontage, high ceilings, slat wall, carpet, and dedicated private restroom.
- Great neighborhood office/light industrial building located just over 1.0 mile from beautiful downtown Excelsior, MN.
- Hard to find small flexible space in southwest metro.
- Building has approximately sixteen (16) parking spaces, 1.85:1,000 sf ratio.
- Well lit space with natural light.
- Ample power available.
- Private restroom access.
- Locally owned and managed.



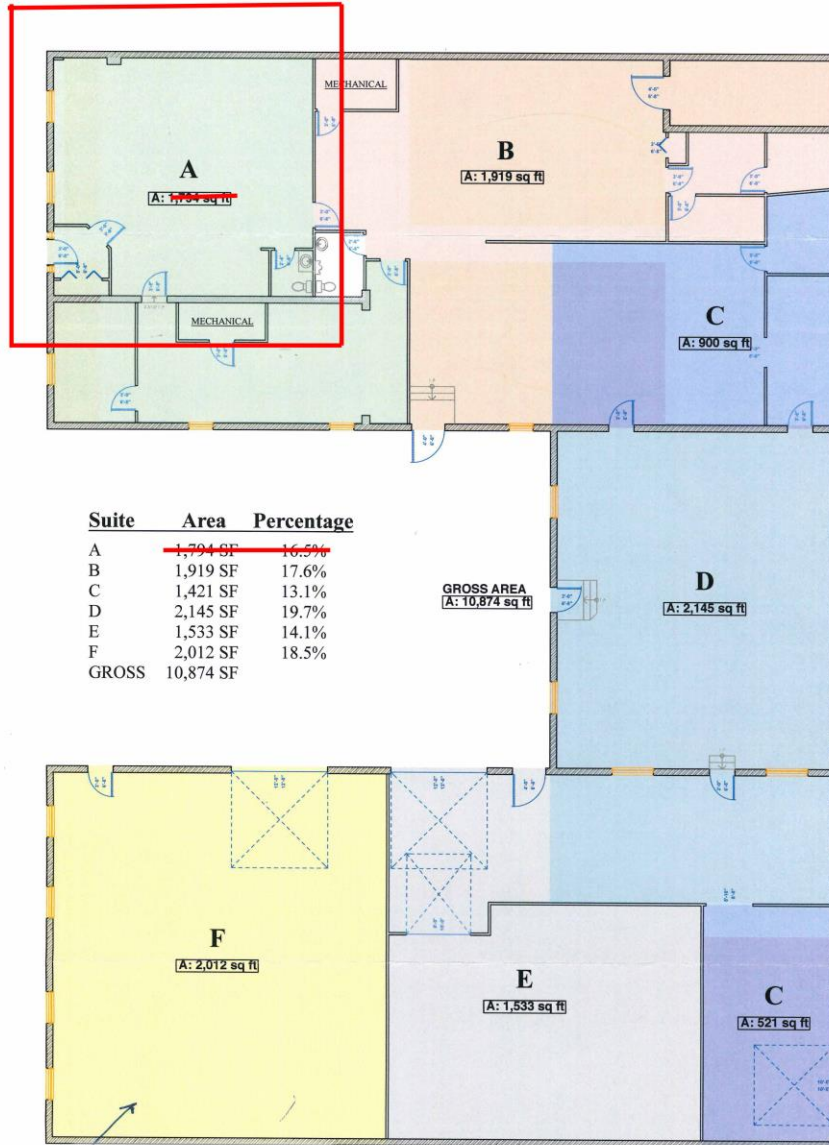
For more information call:
Peter Kordonowy, CCIM
952.556.5151

or visit our website at:
www.summerhillcommercial.com



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○ MAIN LEVEL PLAN

P R O J E C T Storage Building 21195 Minnetonka Blvd Deephaven MN 55331	DATE 1/25/10	<small>This copyrighted plan is an instrument of service to be used only by Landschute as it constructs the project for its client. Any other use is unauthorized and subject to copyright protection under Section 102 of the Copyright Act, 17 U.S.C., as amended December 1, 1990, known as the Architectural Works Copyright Protection Act of 1990. Protection includes but is not limited to overall form as well as the arrangement of space and details of the design. Under such protection, unauthorized use of these plans, or works resulting from these plans, can result in the termination and loss of such construction as well as fines up to \$100,000 per offense.</small>
		 <small>282 Water Street #202 Excelsior, MN 55331 (952) 476-7416</small>

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