



**SUMMERHILL**  
Commercial Real Estate, LLC

**FOR LEASE**  
**3260 Gorham Avenue Building**  
**3260 Gorham Avenue**  
**St. Louis Park, MN 55426**



**3260 Bury Drive:** 3,500 sf warehouse.

**Base Rental Rate:** \$5.00 psf.

**2017 Estimated Tax & CAM:** \$2.24 psf.

- Well lit and clean warehouse space for lease.
- Low tax and CAM rates psf.
- 35' space width.
- Ample power.
- Truck high loading access.
- Restroom access.
- Approximate 9.5' clear height.
- Some natural light into space.
- Desirable, and central, location at Louisiana Avenue and Highway 7 near Highway 100.
- Locally owned and managed.



**For more information call:**  
**Peter Kordonowy, CCIM**

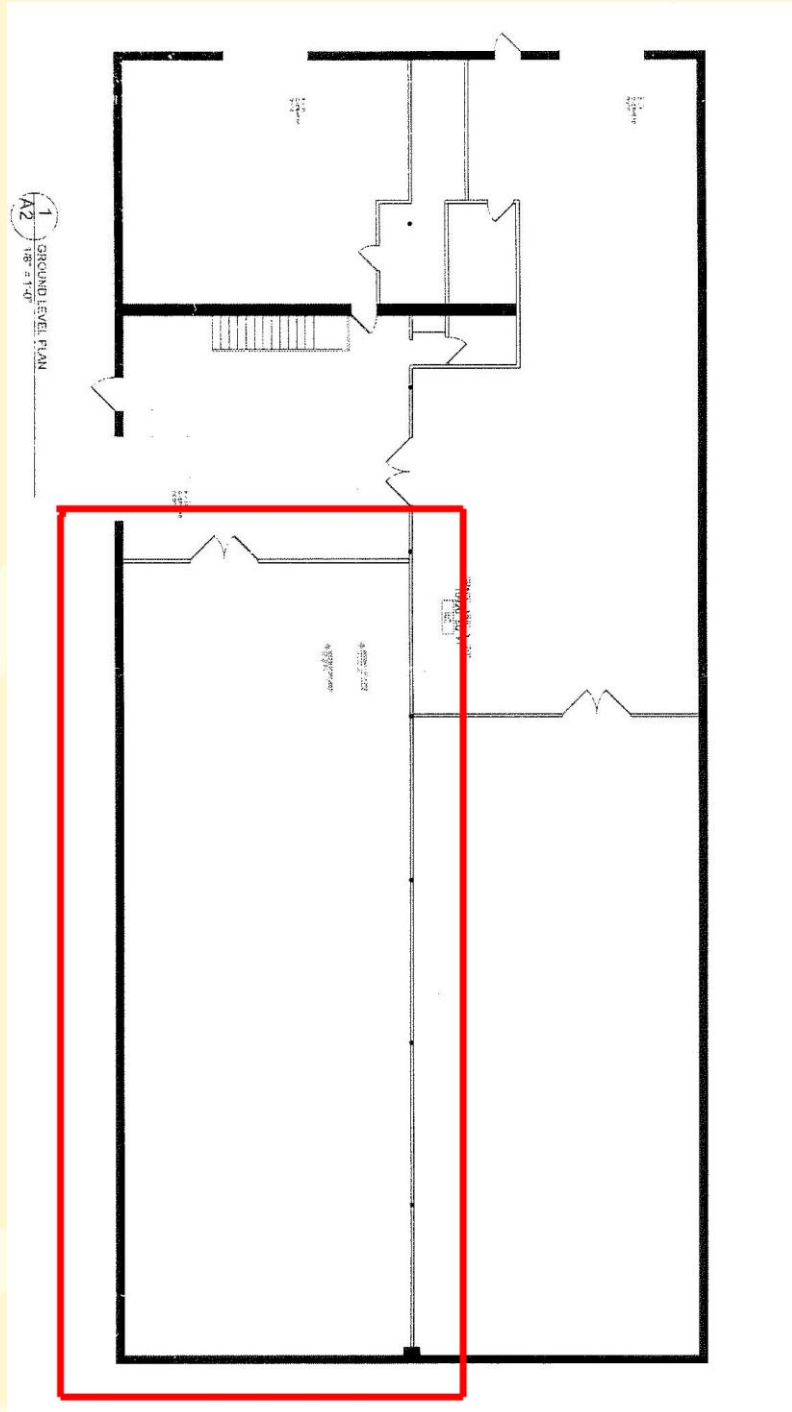
**952.556.5151**

or visit our website at:  
**[www.summerhillcommercial.com](http://www.summerhillcommercial.com)**



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