

NEW DEVELOPMENT

EASTRIDGE BUSINESS CENTER

587 Settlers Ridge Parkway | Woodbury, MN



FOR LEASE

74,463 SF

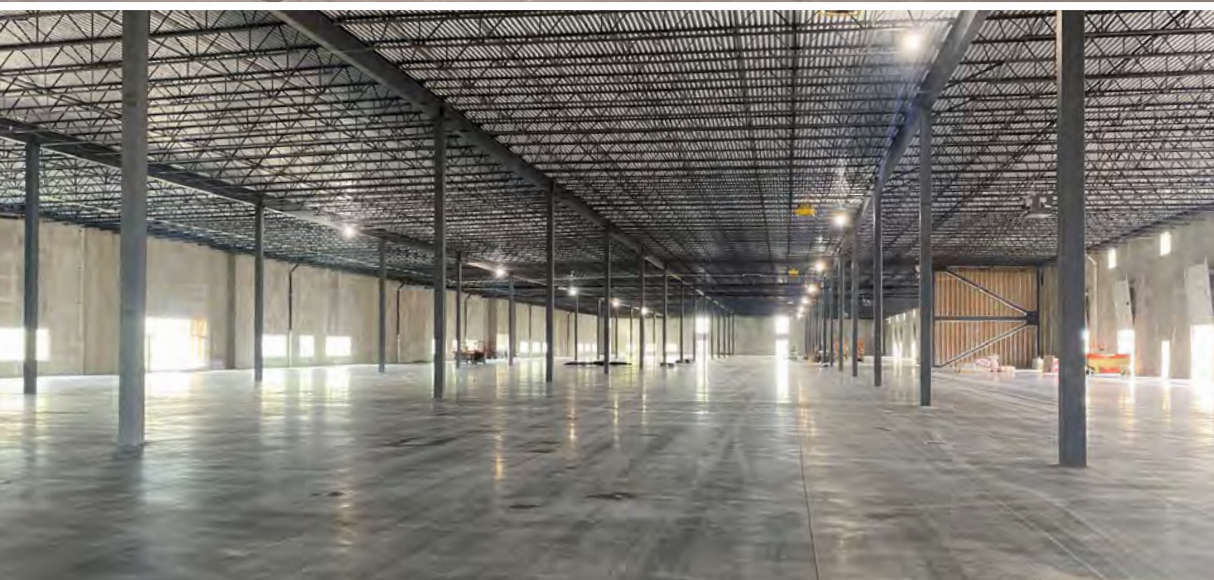


ONWARD INVESTORS



CUSHMAN &
WAKEFIELD

PROPERTY FEATURES



180,000 SF
BUILDING SIZE

28'
CLEAR HEIGHT

74,463 SF
TOTAL AVAILABLE

\$2.54 (2025)
ESTIMATED TAX/CAM

30,000 SF
DIVISIBLE

12 Acres
SITE AREA

Negotiable
LEASE RATE

ESFR
SPRINKLER

20 Docks
2 Drive-Ins
LOADING

50' x 50' with
60' speed bay
COLUMN SPACING

3,000 amps
POWER

285 stalls
AUTO PARKING

PROPERTY HIGHLIGHTS



**HIGH QUALITY
LABOR SUPPLY**



**OCCUPANCY
NOW**



**TAX SAVINGS
IN YEARS 1 & 2**



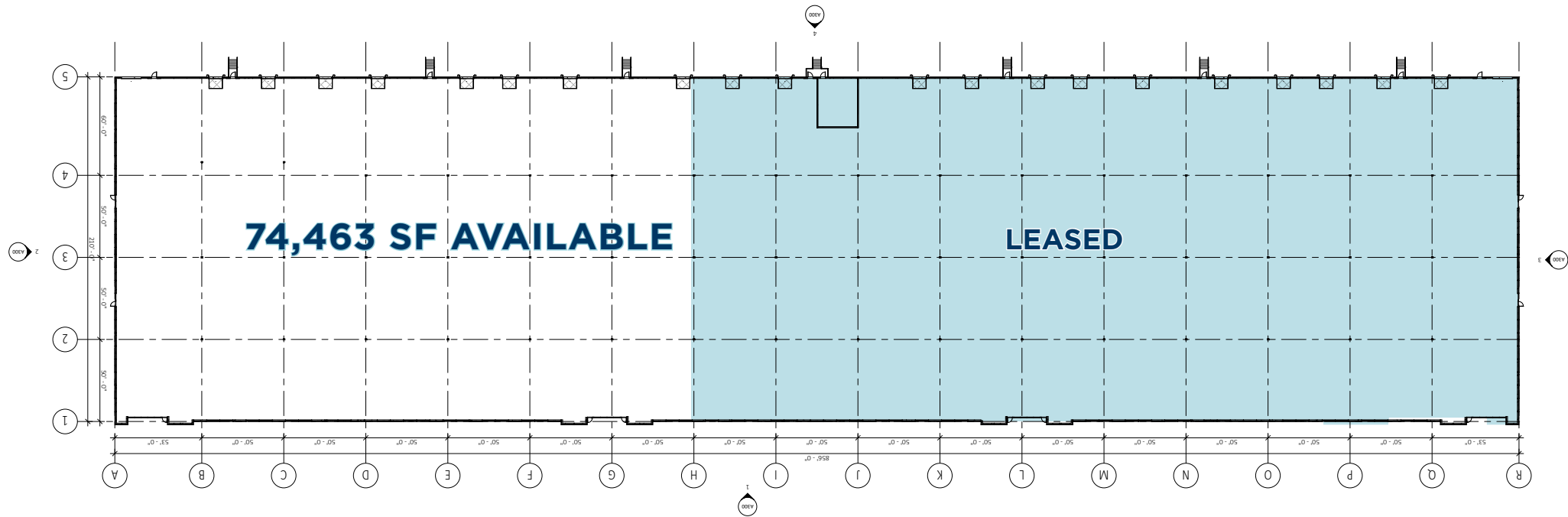
**MANY AREA
AMENITIES**



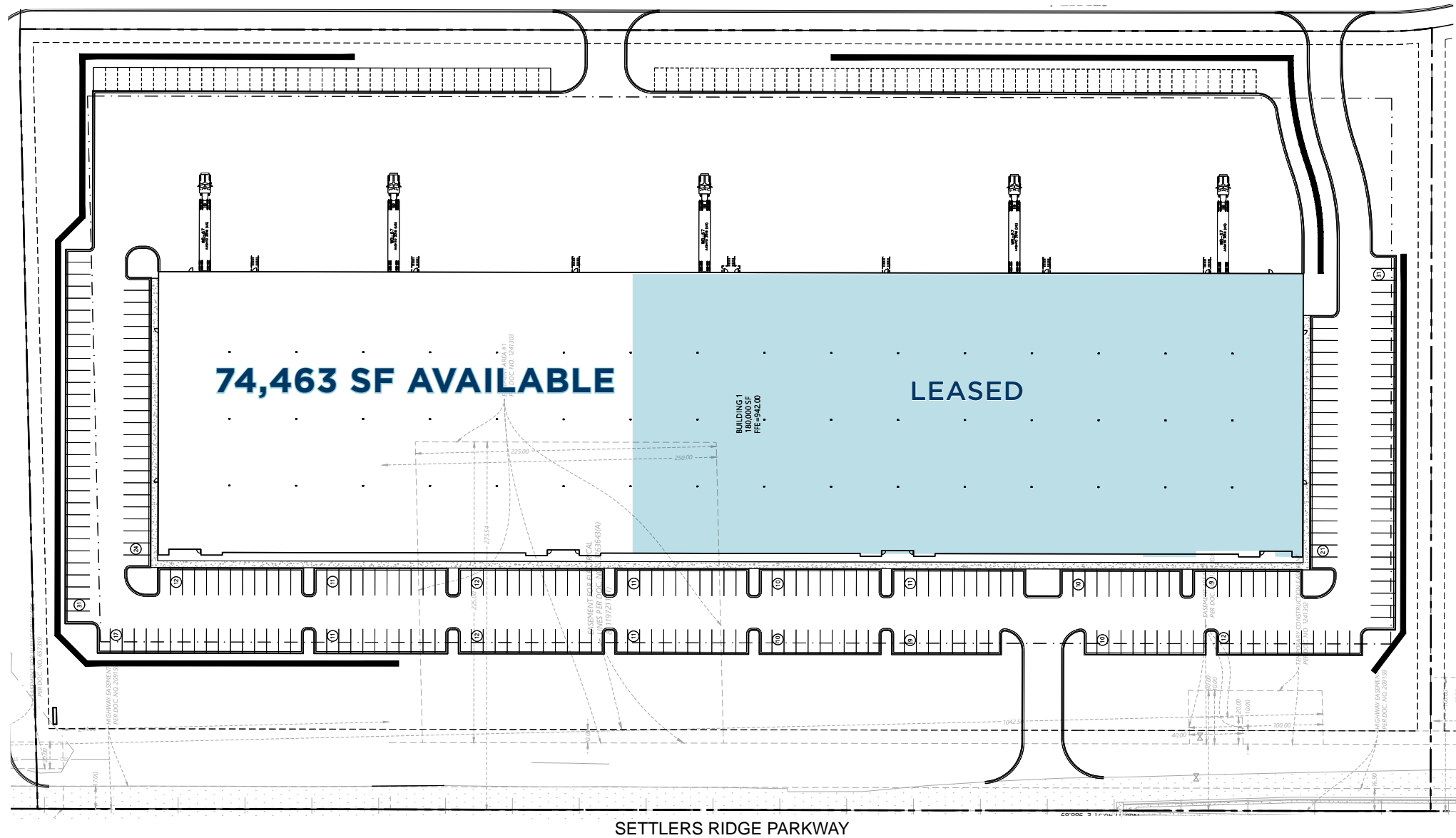
**DIRECT ACCESS
TO I-94**



PROPERTY FLOOR PLAN



PROPERTY SITE PLAN







ONWARD INVESTORS



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