

FOR LEASE

Owned and Operated by



NORTH STAR DISTRIBUTION CENTER

19730 South Diamond Lake Rd, Rogers, MN

76,791 SF



PROPERTY HIGHLIGHTS

- Short term occupancies available
- Easy access to I-94, Highway 101 and County Rd 81
- Located in Rogers Distribution Park
- Close proximity to retail and restaurants
- Abundant glass line
- Tremendous natural light - clear story windows in each warehouse bay.
- 50' concrete apron
- 53 trailer parks (44 fenced in)
- I-1 zoning with outside storage



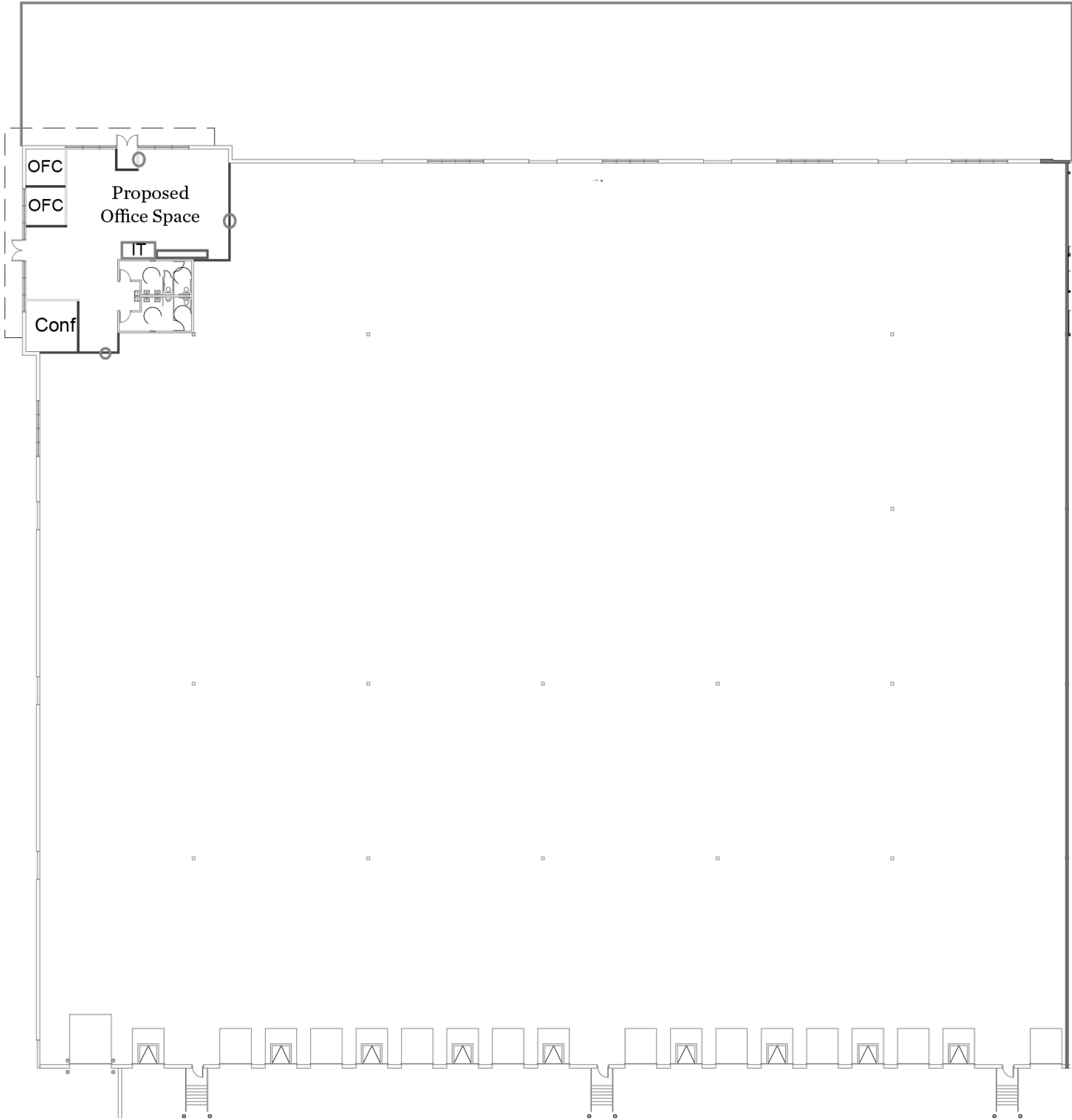
LEASING INFO & CONTACT

Jason Meyer
Brent Masica
Danny McNamara

(952) 820 8735 / jason.j.meyer@cushwake.com
(952) 893 8231 / brent.masica@cushwake.com
(952) 893 8895 / danny.mcnamara@cushwake.com



Suite 100
Office: 3,006 SF Proposed Space
Warehouse: 73,785
Total: 76,791 SF





2000 Twain Oaks Center Drive
Suite 200, Wayzata, MN 55393
T: 952.435.7400
F: 952.435.7402

MohagenHansen.com

UNDERSTAND THAT THIS PLAN
SPECIFICATIONS ARE NOT A CONTRACT
OR PART OF A CONTRACT. THE CONTRACT
IS THE AGREEMENT BETWEEN THE OWNER
AND THE ARCHITECT. THE ARCHITECT
IS NOT RESPONSIBLE FOR THE
PERFORMANCE OF THE WORK OR
THE RESULTS THEREOF.

DIAMOND LAKE
DISTRIBUTION CENTER -
SPEC SUITE A
19730 S DIAMOND LAKE
RD,
RODGERS, MN 55374

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMIT	10/1/2020
2	ISSUED FOR PERMIT	10/1/2020
3	ISSUED FOR PERMIT	10/1/2020
4	ISSUED FOR PERMIT	10/1/2020
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9	ISSUED FOR PERMIT	10/1/2020
10	ISSUED FOR PERMIT	10/1/2020

CODE PLAN

A020



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FLOOR PLAN AND
INTERIOR
ELEVATIONS

A201

CODE PLAN LEGEND
• FIRE EXTINGUISHER LOCATION
• BUILDING EXIT
• EGRESS PATH
• EGRESS PATH BARriers

CODE SUMMARY
1. BUILDING SHALL BE A TYPE III, NON-FLUOROPOLYMER, SINGLE-STORY BUILDING.
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OCUPANCY SCHEDULE
NAME: BUILDING USE: OCC. TYPE: OCC. AREA: OCC. LOAD: OCC. 1 OF EXITS: REQ'D:
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NAME	BUILDING USE	OCC. TYPE	OCC. AREA	OCC. LOAD	OCC. 1 OF EXITS	REQ'D
OFFICE	OFFICE	OFFICE	1,000	100	1	1
WAREHOUSE	WAREHOUSE	WAREHOUSE	10,000	1,000	10	10
TOTAL			11,000	1,100	11	11

CLASSIFICATION	NO.	DESCRIPTION	NO.	DESCRIPTION	NO.	DESCRIPTION
OFFICE	1	OFFICE	2	OFFICE	3	OFFICE
WAREHOUSE	4	WAREHOUSE	5	WAREHOUSE	6	WAREHOUSE
TOTAL	7	TOTAL	8	TOTAL	9	TOTAL

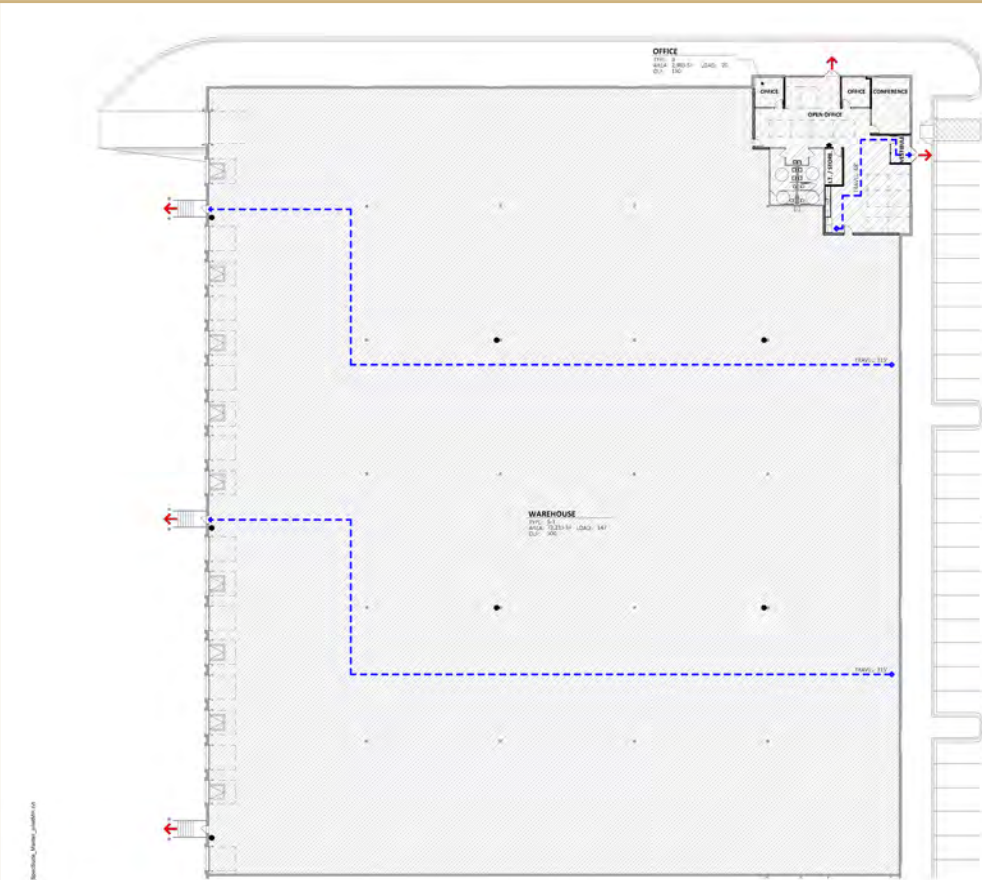
GENERAL PROJECT NOTES
1. THE ARCHITECT HAS CONDUCTED VISUAL GENERAL VERIFICATION OF THE EXISTING CONDITIONS AND HAS NOT CONDUCTED A DETAILED SURVEY OF THE EXISTING CONDITIONS.
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INTERIOR PARTITION TAG
1. PARTITION TAGS SHALL BE PLACED AT THE INTERSECTION OF THE PARTITION AND THE WALL OR FLOOR.
2. PARTITION TAGS SHALL BE PLACED AT THE INTERSECTION OF THE PARTITION AND THE WALL OR FLOOR.
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10. PARTITION TAGS SHALL BE PLACED AT THE INTERSECTION OF THE PARTITION AND THE WALL OR FLOOR.

DOOR / OPENING NOTES
1. ALL DOORS SHALL BE 36" HIGH AND 30" WIDE.
2. ALL DOORS SHALL BE 36" HIGH AND 30" WIDE.
3. ALL DOORS SHALL BE 36" HIGH AND 30" WIDE.
4. ALL DOORS SHALL BE 36" HIGH AND 30" WIDE.
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10. ALL DOORS SHALL BE 36" HIGH AND 30" WIDE.

GLAZING INFORMATION
1. ALL GLAZING SHALL BE 1/2" THICK.
2. ALL GLAZING SHALL BE 1/2" THICK.
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KEYNOTES
1. ALL DIMENSIONS SHALL BE IN FEET AND INCHES.
2. ALL DIMENSIONS SHALL BE IN FEET AND INCHES.
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9. ALL DIMENSIONS SHALL BE IN FEET AND INCHES.
10. ALL DIMENSIONS SHALL BE IN FEET AND INCHES.



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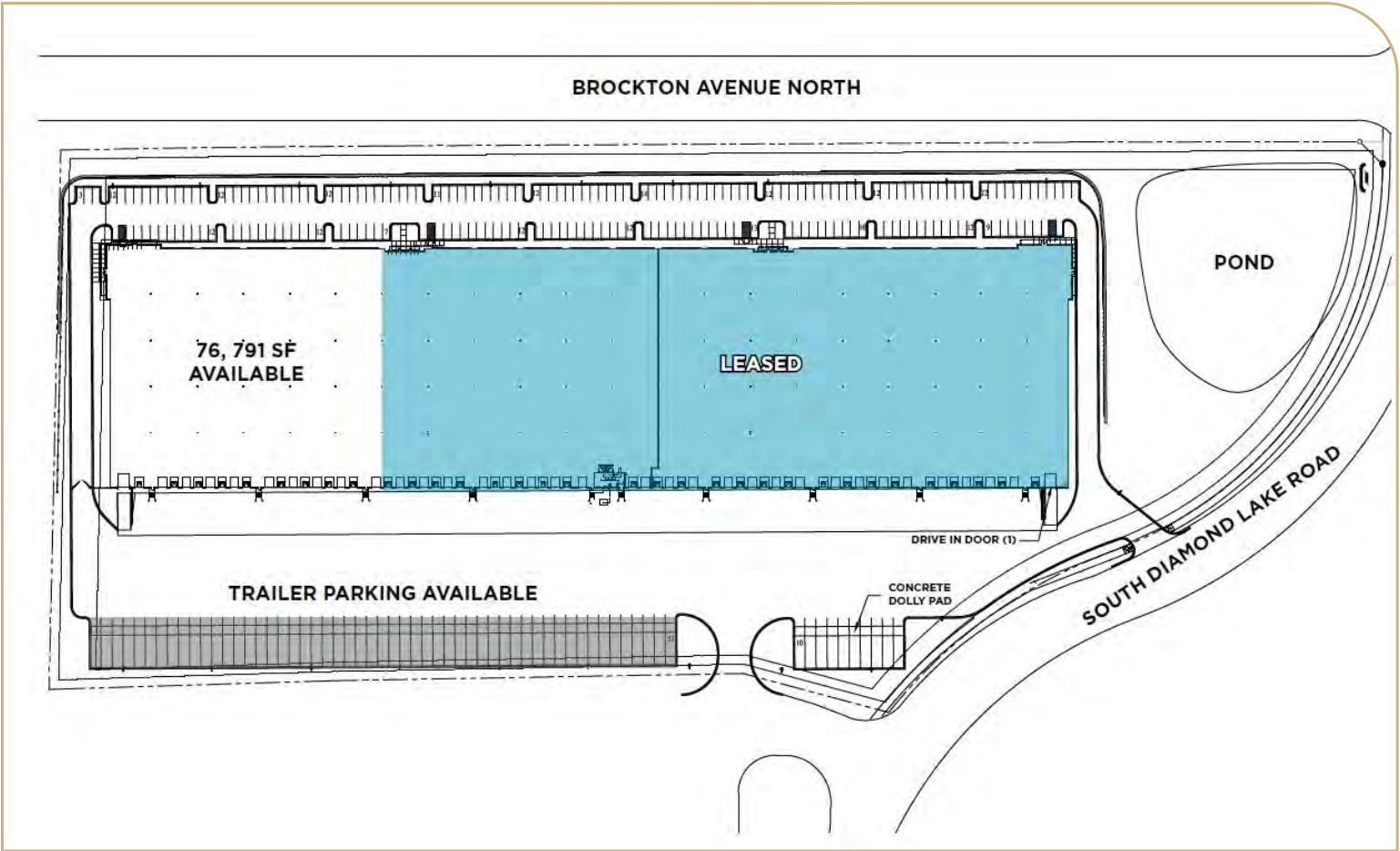
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Building Size	271,145 SF
Total Available	76,791 SF
Clear Height	32'
Column Spacing	50' x 50' - 60' speed bay
Bay Size	13,000 SF bays
Loading	18 dock doors 1 drive-in
Parking Ratio	0.78/1,000 SF
Trailer Parking	53 (44 fenced in)
Sprinkler System	ESFR
Base Rents	Negotiable
2025 Tax/CAM	\$3.76 PSF
Power	400A, 480V

