

Available

For Lease

Up to 14,000 Square Foot
Office/Medical Building

1630 University Avenue

Saint Paul, MN

Highlights:

- 7,000 SF lab space
- 7,000 SF dental office
- Currently used as dental clinic
- 44 parking stalls
- Convenient location off University & Snelling
- Lease rate: \$14 PSF



Exclusively Marketed by:

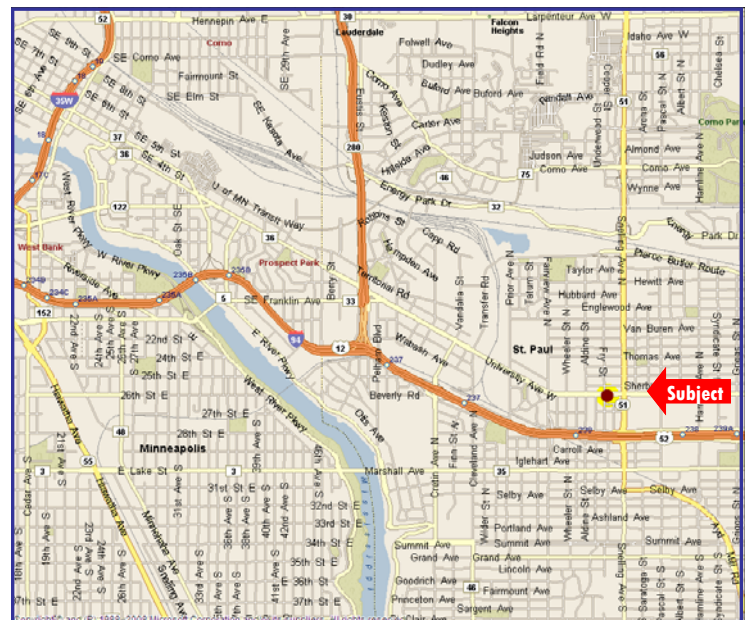
Jerry D. Clark

Phone: 952-224-0377

Fax: 952-525-1335

Email: jclark@cchaseco.com

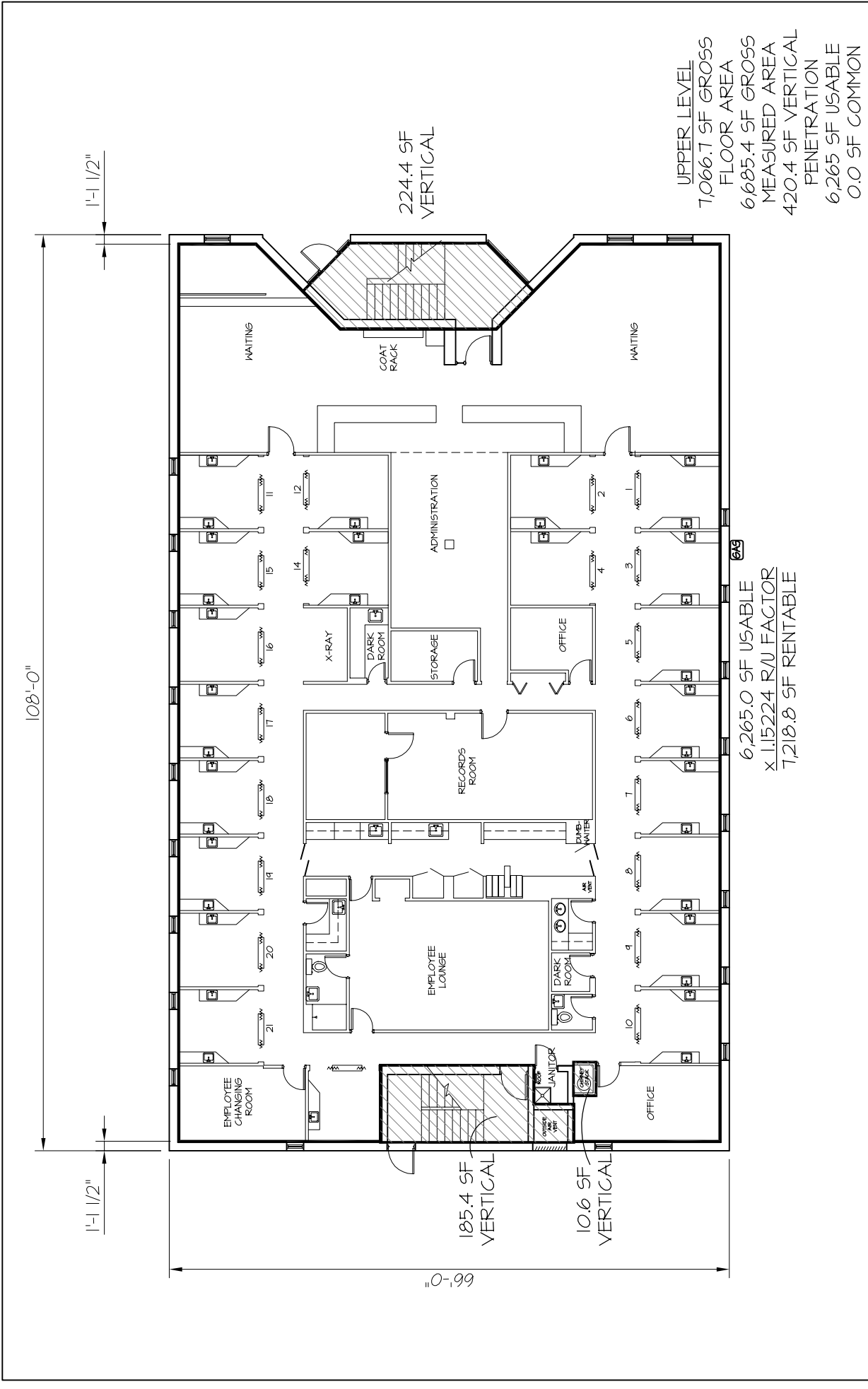
The C. Chase Company
5353 Gamble Drive, Suite 310
Minneapolis, MN 55416-1509



The C. Chase Company

Real Estate Brokerage and Consulting

Information contained herein has been obtained from the owner of the property or from other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it.



UPPER LEVEL
 7,066.7 SF GROSS
 FLOOR AREA
 6,685.4 SF GROSS
 MEASURED AREA
 420.4 SF VERTICAL
 PENETRATION
 6,265 SF USABLE
 0.0 SF COMMON

224.4 SF
 VERTICAL

6,265.0 SF USABLE
 X 1.15224 R/U FACTOR
 7,218.8 SF RENTABLE

1'-1 1/2"

1'-1 1/2"

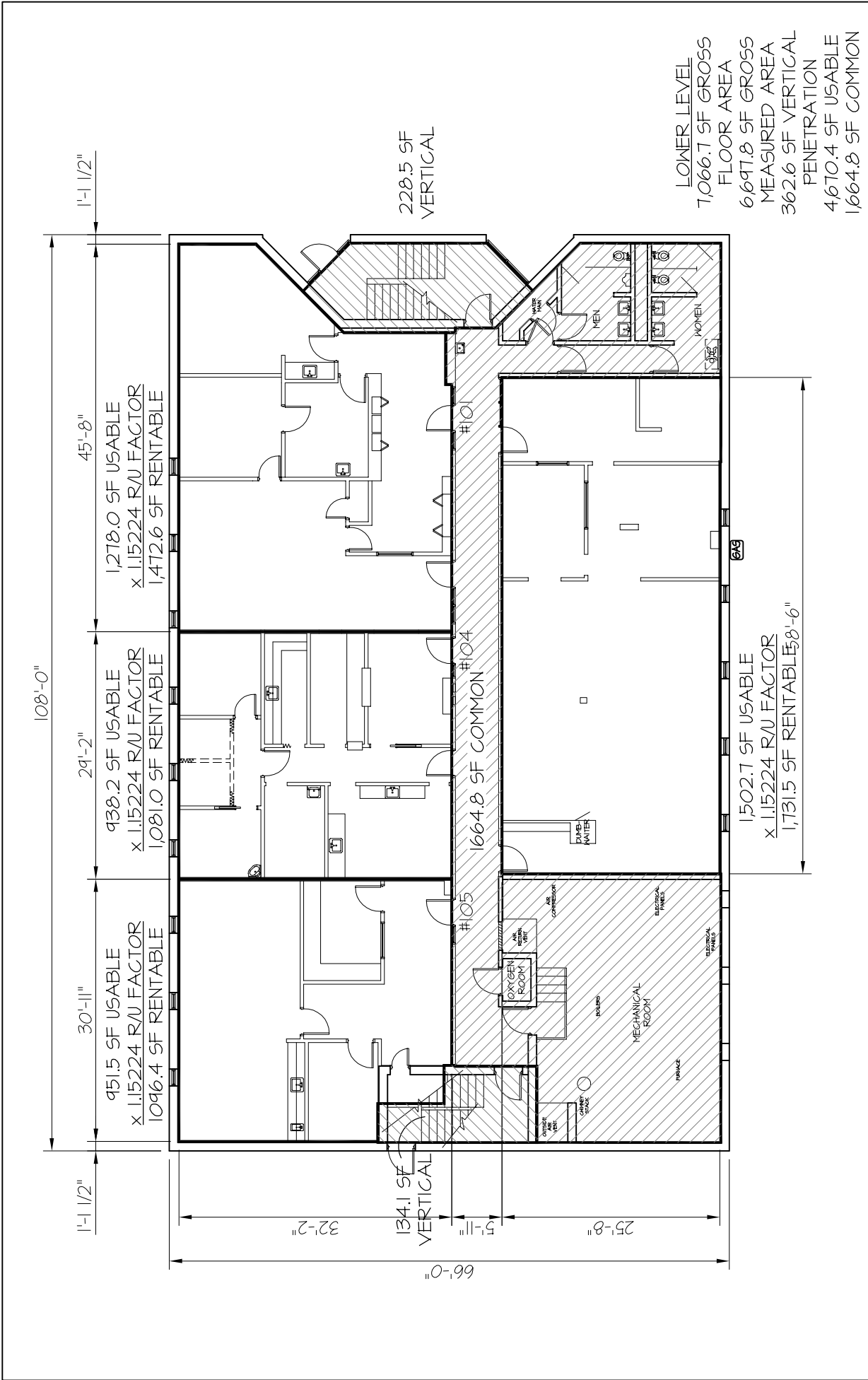
110'-99

185.4 SF
 VERTICAL

10.6 SF
 VERTICAL

C. CHASE CO. 5353 GAMBLE DRIVE, SUITE #310 MINNEAPOLIS, MN 55416 JERRY CLARK 952-525-1000 R & C DRAFTING AND ESTIMATING		UPPER LEVEL AREAS MIDWAY PROFESSIONAL BUILDING 1630 UNIVERSITY AVENUE ST. PAUL, MINNESOTA	
CHECKED BY	DRAWN BY	DATE	SCALE
	RPC	1/20/10	1/16" = 1'-0"
			SHEET NO.
			A.2

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C. CHASE CO.
 5353 GAMBLE DRIVE, SUITE #310
 MINNEAPOLIS, MN 55416
 JERRY CLARK 952-525-1000
 R & C
 DRAFTING AND ESTIMATING
 9448 CREEK RIDGE LANE
 SAVAGE, MN. 55378
 (612) 965-3999

LOWER LEVEL AREAS
 MIDWAY PROFESSIONAL BUILDING
 1630 UNIVERSITY AVENUE
 ST. PAUL, MINNESOTA

CHECKED BY: RPC
 DRAWN BY: RPC
 DATE: 1/20/10
 SCALE: 1/16"=1'-0"
 SHEET NO. **A.1**

0122-1630_University.dwg