



Beautiful building and amazing business location in Hermantown, Minnesota!

Looking for a functional, energy efficient and beautiful place to locate your business? Consider leasing a space in the Hermantown Industrial Park.

There are plans for two matching complexes, each with four separate units. Complex 1 is complete and has two tenants with long-term leases. These tenants have slab heat, custom designed floors, security systems, concrete custom vanities and sinks, a unique concrete customer counter, tract lighting and more. They are outstanding!

There's great opportunity to customize either of the remaining two units. Features include floor slab heat, 12' x 14' overhead garage door, access to loading apron, the latest technology and energy efficiency, ample parking, room for semi-trailer delivery, and more. This space is perfect for an office/warehouse or office/light manufacturing facility. Owner will consider dividing space.

Construction on complex 2 has not been started; this allows for additional changes and/or modifications to accommodate a leaser's specific needs.

Unit 2

2,400 square feet

Unit 4

3,200 square feet

Features

- Electricity - 200 amp service
 - Natural gas
 - Central air
 - In-floor slab heat
 - Water and sewer
 - Structural design to facilitate installation of mezzanine
 - High speed internet
 - Close customer parking
 - Parking lot for employees
 - Circular drive for ease of delivery
 - On site owner
 - 12' x 14' overhead garage door at rear with 36" hollow metal man door
-

For more information or to schedule a tour:

info@whiskeylakeproperties.com

(218) 522 0319

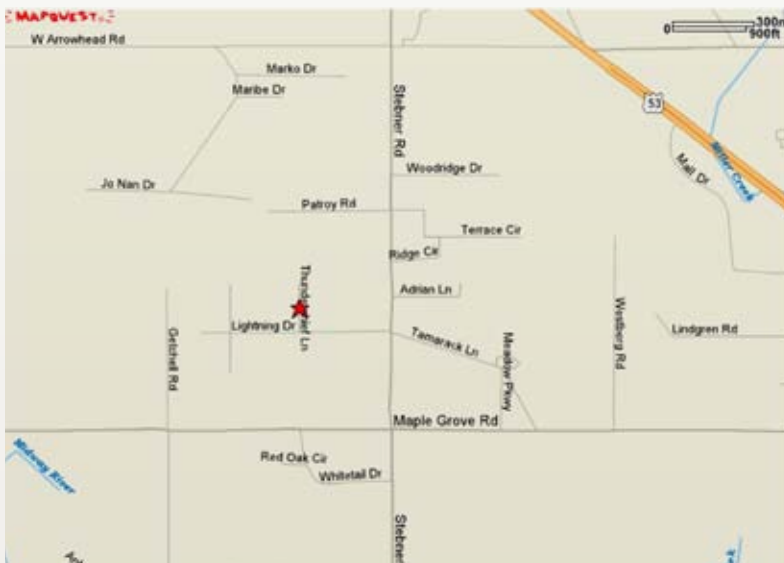
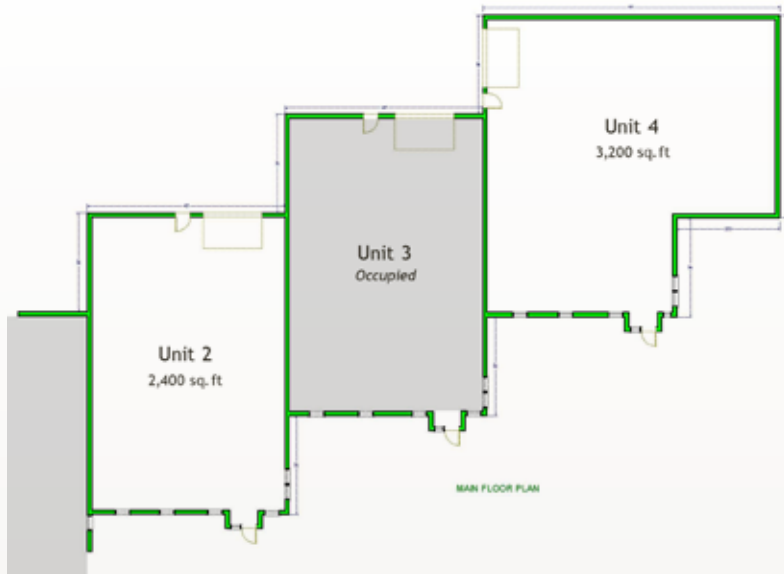
4177 Thunderchief Lane, Hermantown, MN 55811

whiskeylakeproperties.com

WHISKEY LAKE
Properties, LLC 

4177-4183 Thunderchief Lane

Hermantown, Minnesota



For more information or to schedule a tour:

info@whiskeylakeproperties.com

(218) 522 0319

4177 Thunderchief Lane, Hermantown, MN 55811

whiskeylakeproperties.com

