



## Harbor Place

470 - 520 HIGHWAY 96 WEST, SHOREVIEW, MN 55126

- TWO SUITES AVAILABLE
- BLDG. 480 SUITE 175: 1,141 SF
- BLDG. 470 SUITE 180: 732 SF
- MULTI-TENANT CAMPUS SETTING
- ILLUMINATED MONUMENT SIGNAGE AVAILABLE
- EXTENSIVE LANDSCAPING
- OFFICE NET RENT: \$13.95 SF
- 2024 ESTIMATED OPERATING EXPENSE: \$9.63 SF
- AREA AMENITIES INCLUDE: HOTELS, NUMEROUS RETAIL STORES, GAS STATIONS, AND RESTAURANTS
- ATTRACTIVE OFFICE BUILD-OUTS

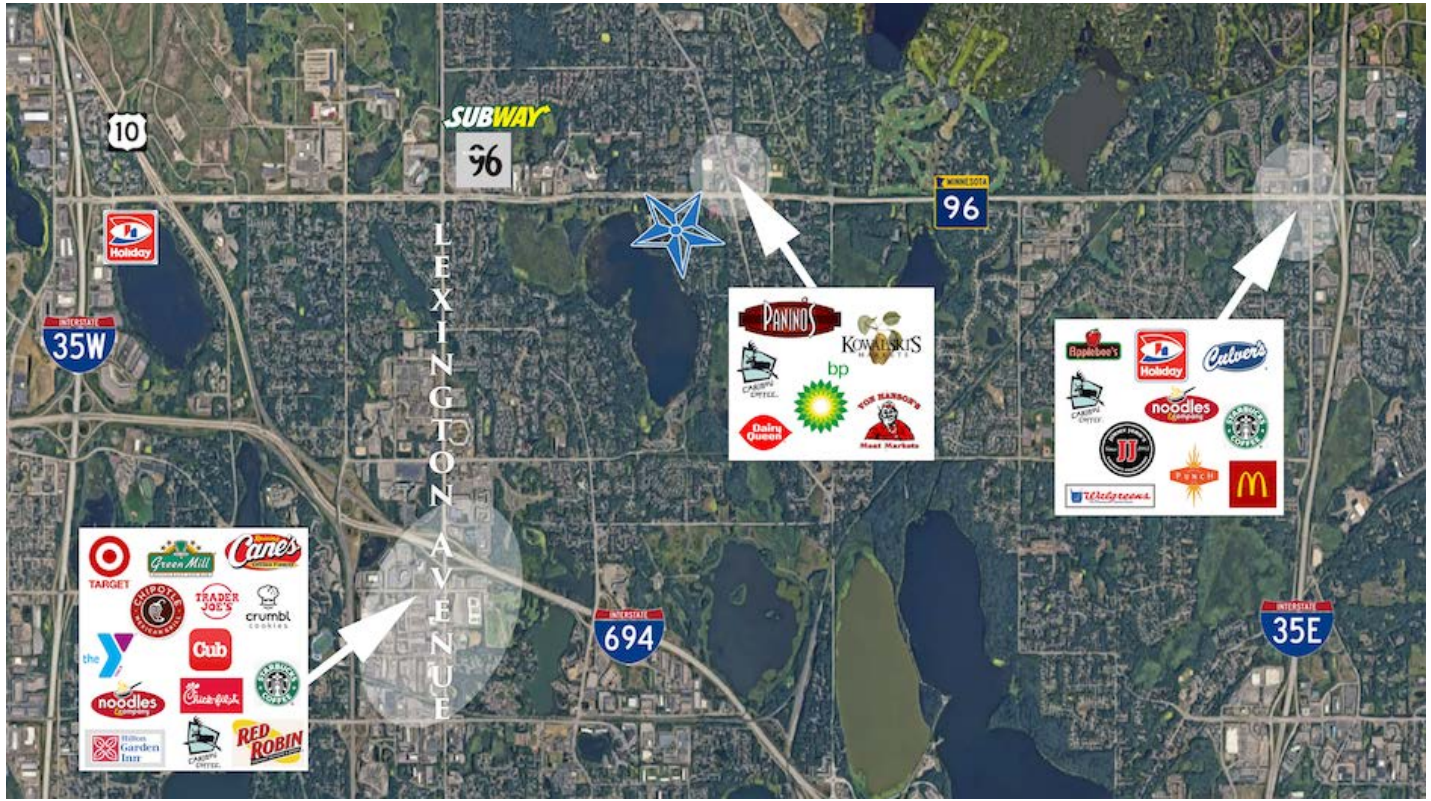
**CONTACT:**

WWW.ESSENCEREALESTATE.COM

JEFF NORDNESS  
jeff@essencerealestate.com  
(651) 341-5044

# HARBOR PLACE

470 - 520 Highway 96 West, Shoreview, MN 55126



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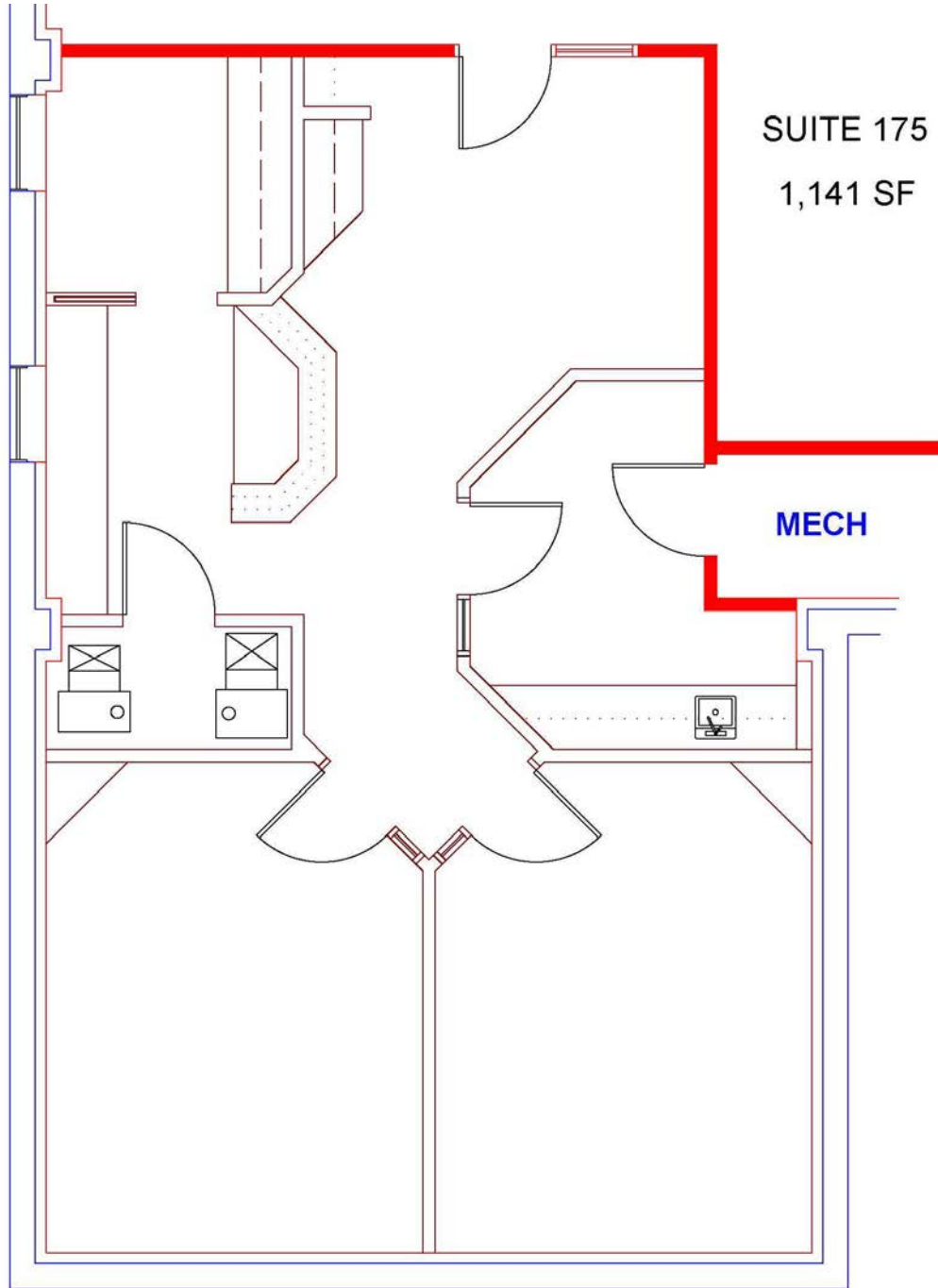
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# HARBOR PLACE

470 - 520 Highway 96 West, Shoreview, MN 55126

THE ESTIMATED MONTHLY COST COST IS \$2,243.00

## BUILDING 480



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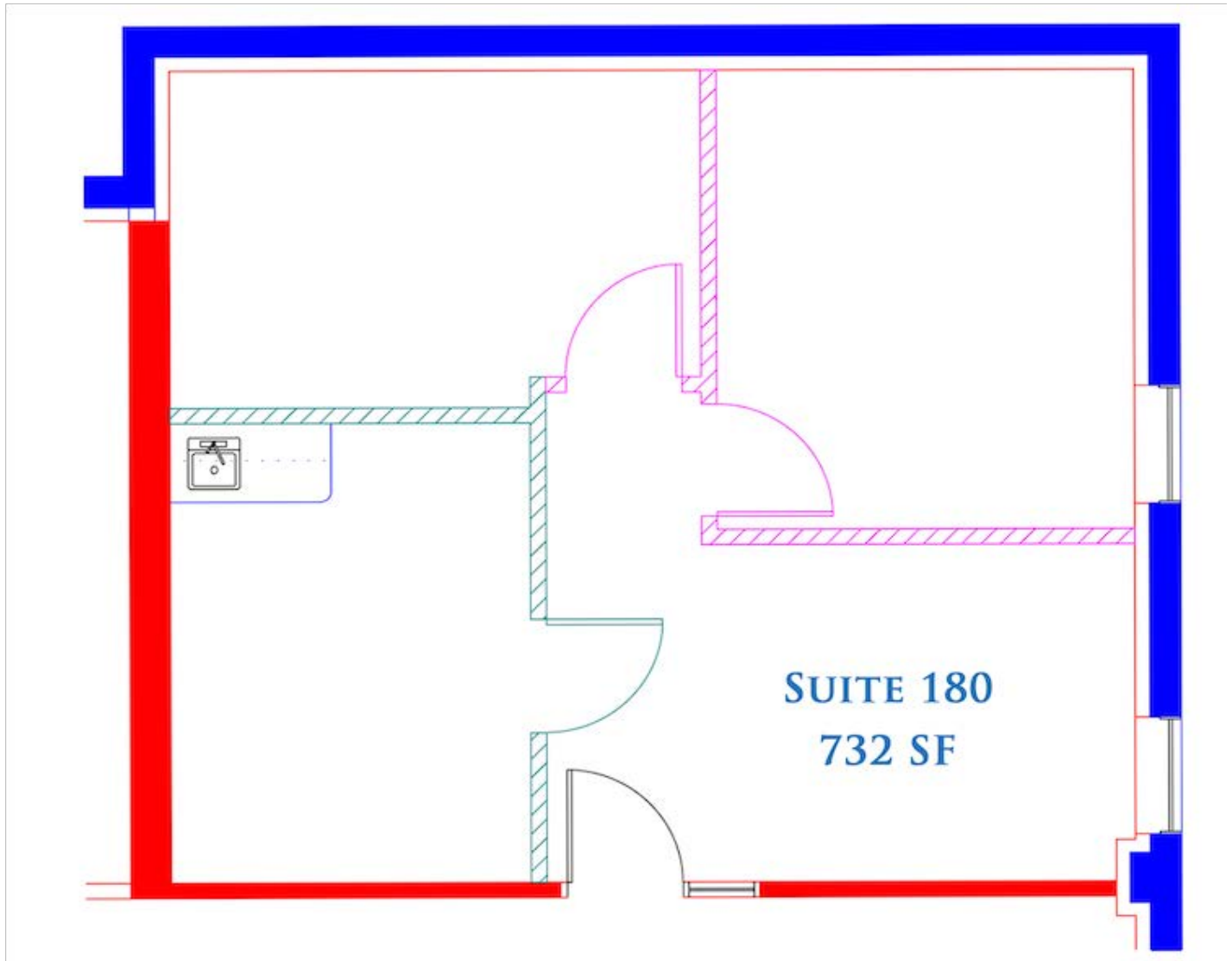
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# HARBOR PLACE

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THE ESTIMATED MONTHLY COST IS \$1,439.00

BUILDING 470



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