



FOR LEASE! • 5,000 SF



507 INDUSTRIAL

507 University Avenue W | St. Paul, MN 55103

Industrial space with office, warehouse, and retail near downtown St. Paul

- 3,000 SF warehouse, 1,704 SF office/2 storefronts
- On the METRO Green Line
- Mezzanine available for office or conference room
- 10x10' drive-in
- Heated warehouse
- Excellent for light assembly and manufacturing
- Easy access to I-94 and I-35E

Modified Gross Lease: \$4,000 per month (tenant pays utilities)

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Commercial Equities Group
— Investment Real Estate Services

Retail and Warehouse Spaces

