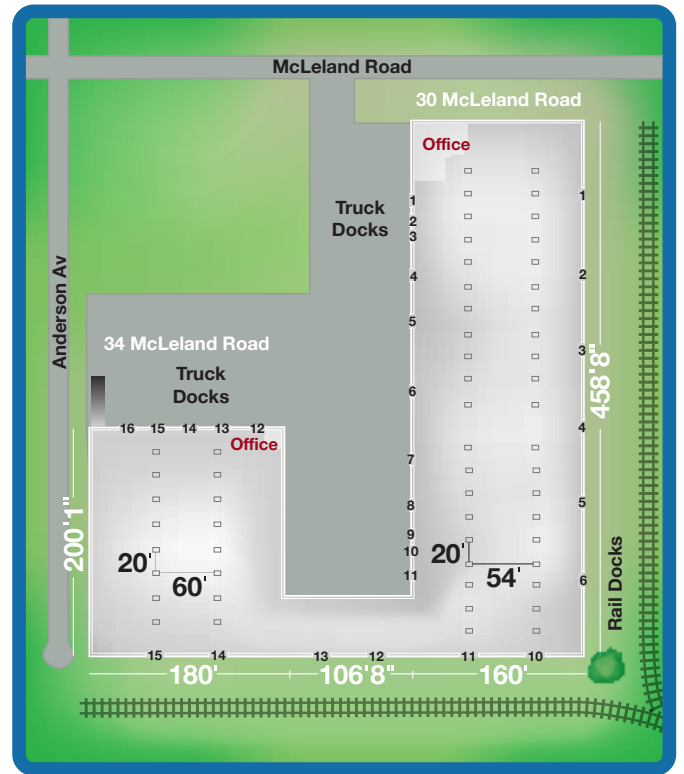
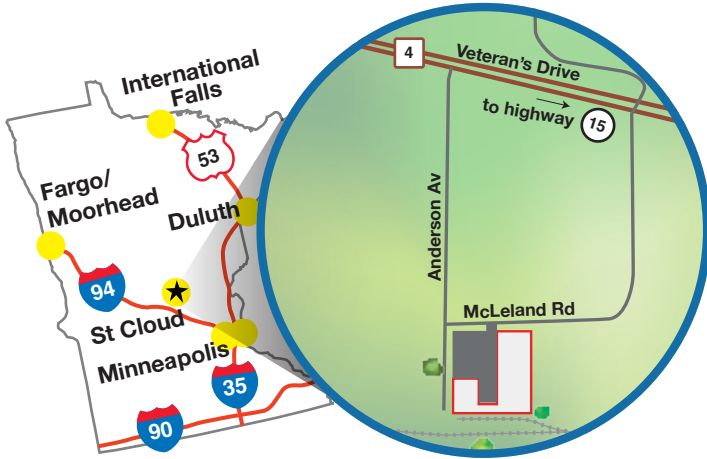


FOR LEASE

114,789 sq ft

Commercial Warehouse Facility



INDUSTRIAL BUILDING

30-34 McLeland Road · Saint Cloud, MN 56303 (Stearns County)

BUILDING DETAILS		NOTES	
General Use:	Industrial	2 Transloading Rail Spurs Burlington Northern Santa Fe (BNSF) served	
Construction:	Steel		
Electrical:	600 Amp 3 Phase		
Sprinkled:	Wet System throughout building		
HVAC:	Office Areas		
Heated Areas:	All Warehouse Space		
Land Area:	approx. 8.5 acres		
Clear Height:	21' at sidewall		
SQUARE FEET AVAILABLE		LOADING	
30 McLeland Road:		Truck-height Docks	16
Office/Restrooms:	400 sq ft	Ramps	1
Warehouse/Production:	78,789 sq ft	Railcar Docks	12
34 McLeland Road			
Warehouse/Production:	31,680 sq ft		
POST SPACING		SITE INFORMATION	
30 McLeland Road:	20 x 54'	Zoning: Planned Industrial Development	
34 McLeland Road:	20 x 60'		
		FOR MORE INFORMATION	
		Call Mike	320-493-1004