

Plaza West Center

**40 - 33rd Avenue South
St Cloud MN 56301**



Space: 40 End-Cap Unit

Square Footage: 1724 sf

Base Rent: \$13.00 gsf / \$13.50 / \$14.00 / \$14.50 / \$15.00

2018 CAM/Taxes: \$6.95 gsf

Location Highlights: Plaza West Center is an established center anchored by Arby's Restaurant. Plaza West is located along the high traffic north-south corridor (33rd Avenue South). Located within one block of the St. Cloud Walmart, the center has a great mix of tenants. Utilities (gas, electric, water, sewer) by tenant.

Pylon signage is available. The user fee is \$300. Artwork at tenant's expense.



Sandy Dwyer, Broker

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www.AxisCommercial.com

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Approximate Layout

