

864 Ocean St | St. Paul, MN

BUILDING FOR SALE



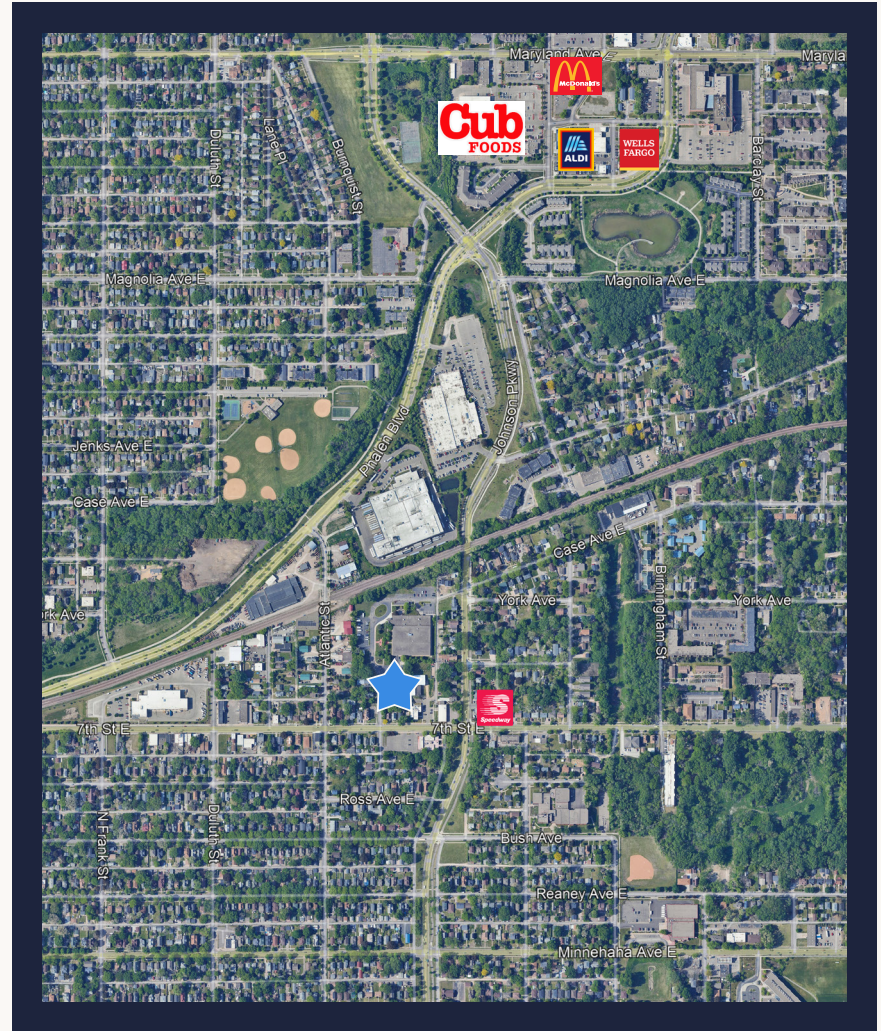
Property Details

OVERVIEW

LOCATION:	864 Ocean Street St. Paul, MN 55106
SIZE:	4,860 SF Total (currently separated into two 2,430 SF bays)
YEAR BUILT:	2005
CONSTRUCTION:	Metal construction (Morton Building)
LOADING:	Four (4) 8' x 14' drive-in doors (two per bay)
CLEAR HEIGHT:	16' in warehouse 8' in office
POWER:	200 Amp, 120/208 Volt power (one panel per bay)
HEAT:	Infrared/radiant heat in warehouse
DRAINAGE:	Two (2) 1' x 10' trench drains connected to flammable waste trap
EXHAUST:	Exhaust system in place
SITE:	Fenced and secured lot
DEMISING:	Spaces are currently demised but could be combined for an owner-user

FOR SALE

BUILDING:	4,860 SF Total
ASKING RATES:	Negotiable
2026 RE TAX:	\$23,490

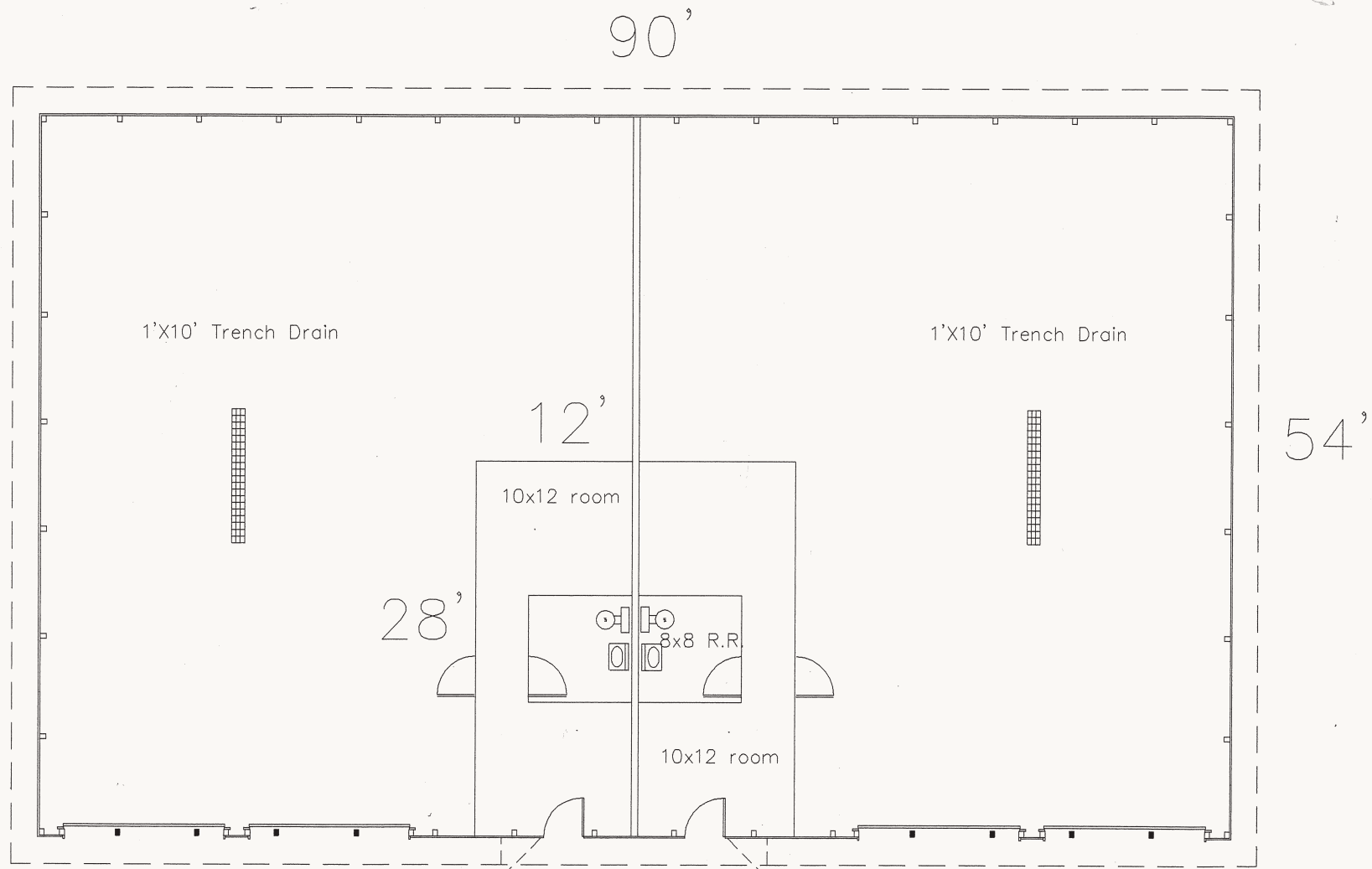


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Plan



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