

FOR SALE OR LEASE

7945 STONE CREEK DRIVE TOWN OFFICE CONDO

7945 Stone Creek Drive, Unit 30
Chanhassen, MN 55317



SUMMERHILL
Commercial Real Estate, LLC



SALE AND LEASE DETAILS:

UNIT 30 AVAILABLE FOR SALE OR LEASE

- Unit Size: 1,488 sf office
- Asking Price: \$195,000/\$131.05 psf
- Base Rental Rate: \$10.00 psf
- Real Estate Taxes (2025): \$4,546/\$3.06 psf
- Association Dues: (2025): \$4,338/\$2.95 psf

FEATURES:

- Walk out level Town Office Condo unit built in 2005 available FOR SALE OR LEASE.
- Rare opportunity to own in the Stone Creek Town Office Park.
- Unit has an ADA restroom as well as its own kitchenette.
- Currently built out with private offices and front open area with kitchenette.
- Excellent purchase opportunity in Chanhassen for Owner Occupant or Investor.
- Unit 30 available now for lease or sale.
- Unit is separately metered for gas, electric, and water.
- Great location in the heart of growing and prosperous Chanhassen, MN, and only 7-8 minutes from Eden Prairie Center and I-494 via 212 or 5.
- Direct City of Chanhassen trail system access in the back of the property.
- Close to many great Chanhassen amenities.
- Ample parking available for clients and employees.

**All information in this brochure is deemed reliable, but not guaranteed.*



CONTACTS:

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