



SEH BUILDING

3535 VADNAIS CENTER DRIVE, VADNAIS HEIGHTS, MN 55110

- 18,768 RSF AVAILABLE
- IDEAL FOR PROFESSIONAL OFFICE, MEDICAL OR SERVICE
- ATTRACTIVE ENTRANCE AND SPECTACULAR AESTHETIC APPEAL
- PHENOMENAL GLASS LINES
- OFFICE NET RENT 2025: \$17.00 RSF
- 2025 EST. OPER. EXP.: \$9.15 RSF
- GREAT ACCESS TO 1-35E & 1-694
- MANY AREA AMENITIES INCLUDING: TARGET, WALMART, FRESH THYME, HOTELS, RESTAURANTS & MORE

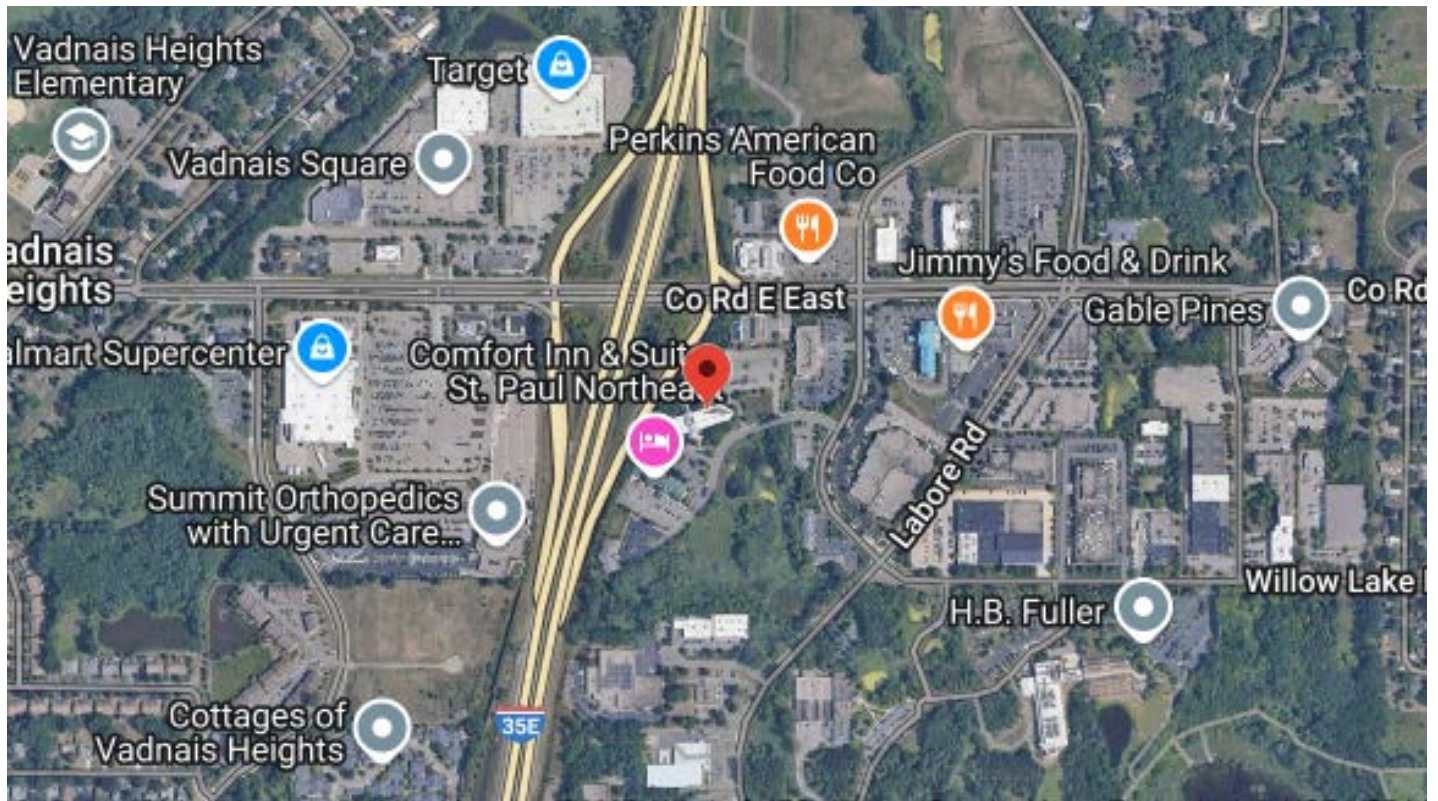
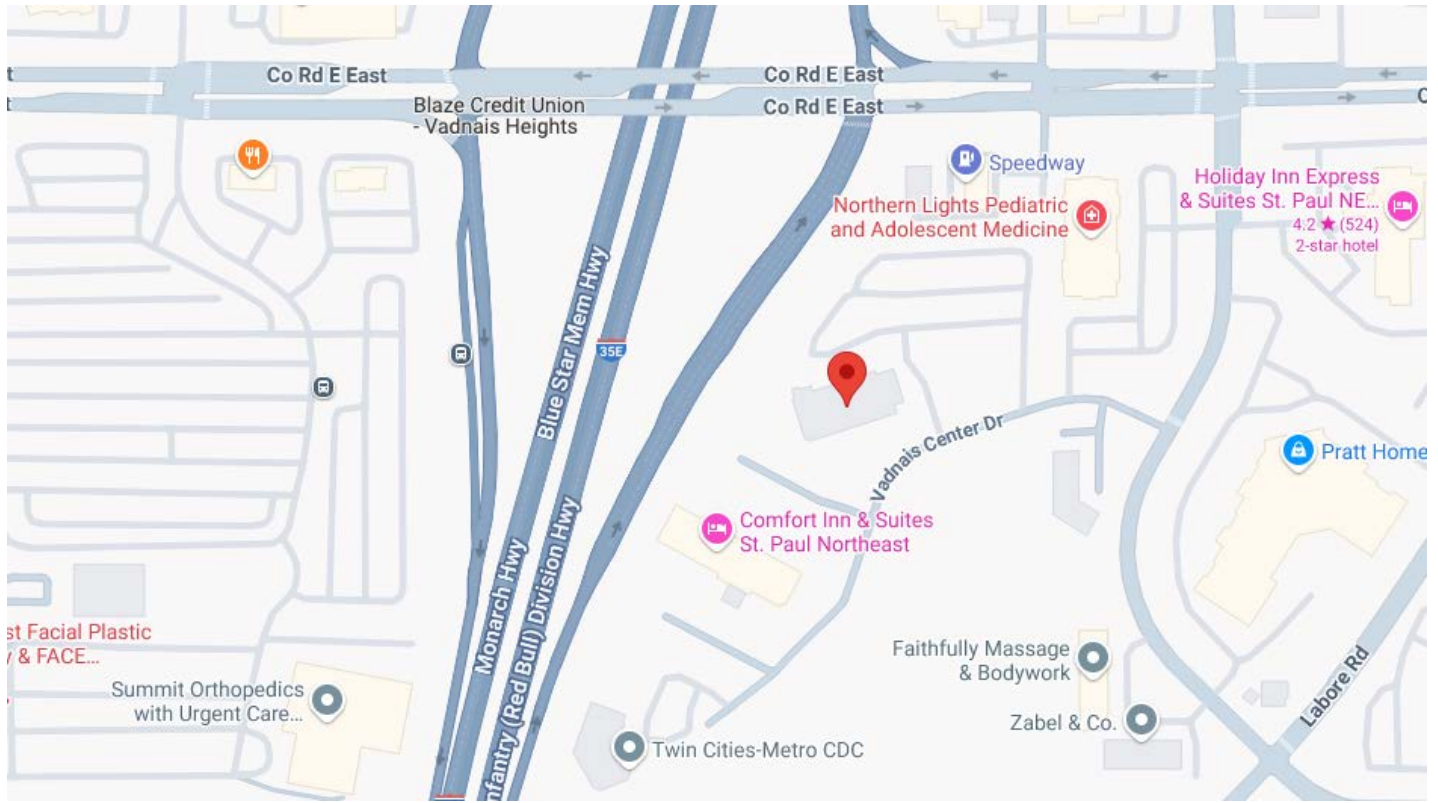
CONTACT:

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MAPS

3535 Vadnais Center Drive, Vadnais Heights, MN 55110



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ESSENCE
REAL ESTATE
SERVICES, INC.

21 COMMERCIAL REAL ESTATE SINCE 1990

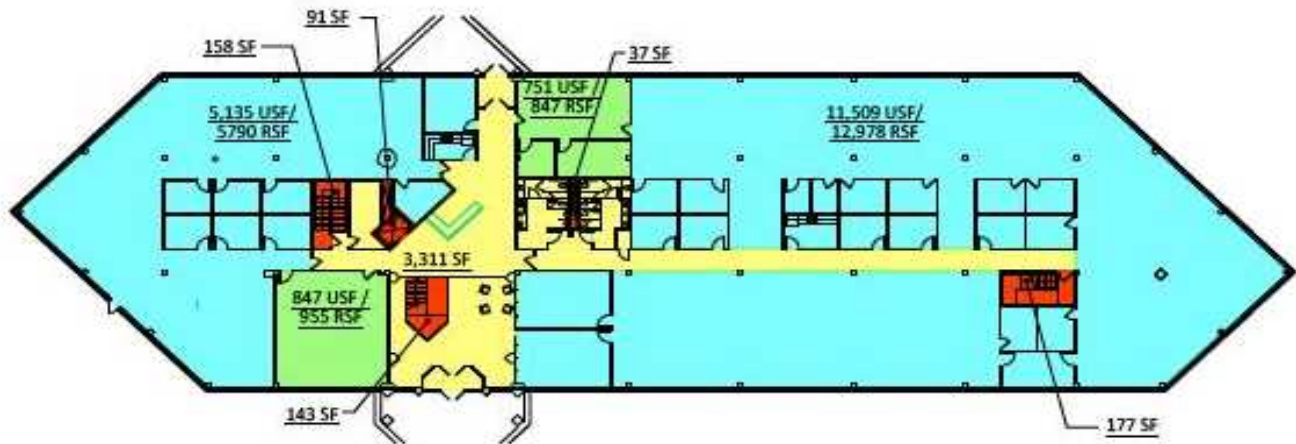
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FLOOR PLAN

3535 Vadnais Center Drive, Vadnais Heights, MN 55110



INSIDE PHOTOS

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