

OVERVIEW

The Main Street Exchange building offers first class office or retail space available in a landmark building in bustling downtown Waconia. Just steps from the lake, numerous shops, eateries, and other businesses this building offers unbeatable signage and exposure with a community feel. Waconia boasts a pro business government and a very active chamber. Tenant improvements available in this building with a strong Tenant mix and upscale image!



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FOR LEASE

MAIN STREET EXCHANGE 101-129 Main Street W, Waconia, MN 55387

Lease Rate: \$13.00 PSF Net Operating Expense: \$9.11 PSF

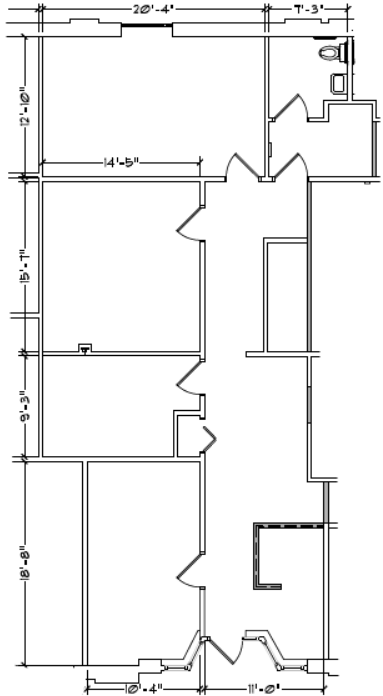
- 20,161 Sf Office and Retail Building
- Built in 1990
- Located Downtown on Main and Main
- Office/Retail Suites available
- Strong Local Ownership
- Responsive Local Management
- Street, Ramp and Covered Parking
- Great Building Signage Available
- Net Rent: \$13.00 per square foot
- Operating Exp: \$9.11 per square foot



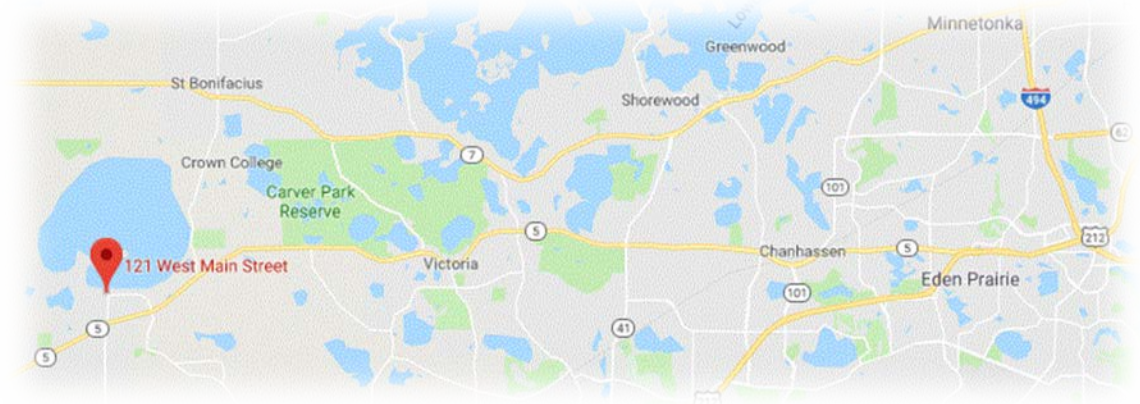
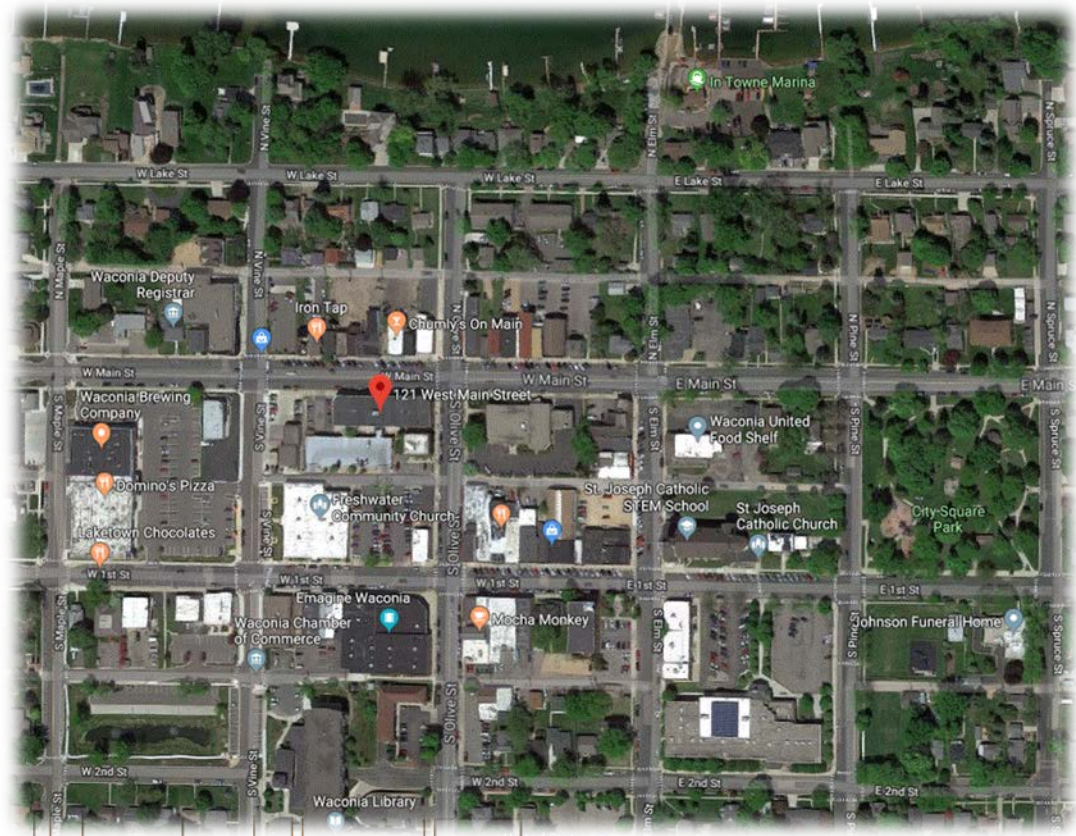
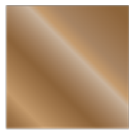
Suite 116
1,413 SF

Suite 119
1,100 SF

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|--------------------|-------------|
| Total SF Available | 2,513 SF |
| Suite 113: | Leased |
| Suite 115: | Leased |
| Suite 116: | 1,413 SF |
| Suite 123: | 1,100 SF |
| Net Rent | \$13.00 PSF |
| Operating Expense: | \$9.11 PSF |



Suite 116 - 1,413 RSF
09-15-18 SCALE: 1/8" = 1'-0"



For more information on Waconia please visit:
<http://www.destinationwaconia.org>