

Office/Warehousing Facility

6100 Waseca St.
Duluth, MN 55817



For Lease/Sale

- Warehouse/Distribution Facility
 - 1979 Construction
 - 67,000+ Sq. Ft. Steel Frame Construction
 - Additional Upper Floor Office and Mezzanine Storage space (13,000+ Sq. Ft.)
 - Numerous Loading Docks
 - Flexible Floor Plan with Ability to Subdivide
 - Warehouse area heated
 - Entire facility has a sprinkler fire suppression system
 - Gas unit heaters in warehouse area - forced air HVAC system in office areas
- 4.2 Acre site
 - M2 Zoning
 - Ample Paved Parking
 - Convenient access to northern Minnesota and Wisconsin highway system



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This information is deemed reliable, but not guaranteed.