

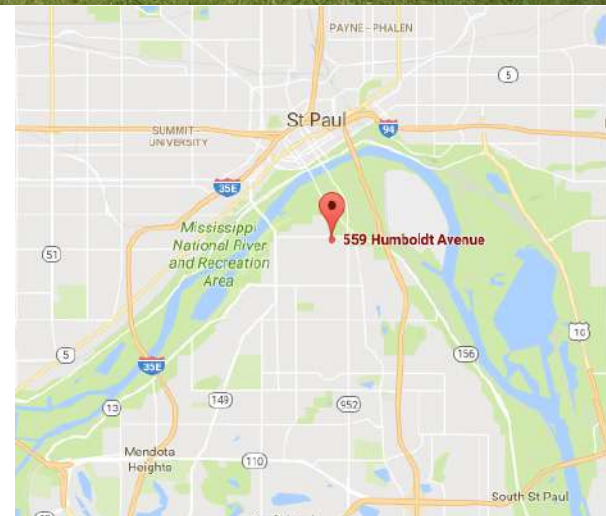
# For Sale or Lease ~ Free-standing Office Building Blue Harbor Building

559 Humboldt Ave., St. Paul, MN 55107



## Facts

This neighborhood gem is a unique and well restored free-standing office building that would appeal to a broad spectrum of uses. At 4,658 sf, this 2-story building offers a mix of open areas and private offices, restrooms on both levels, plus an full kitchen. Property includes a 23 vehicle off-street parking lot. Located just blocks from unique West Side neighborhood shops and restaurants, Downtown St. Paul, the Mississippi National River Area and the St. Paul Downtown Airport. A must see!



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**Apex Commercial Properties, LLC**  
155 S. Wabasha Street, #115  
St. Paul, MN 55107



# For Sale or Lease ~ Free-standing Office Building

## Blue Harbor Building

559 Humboldt Ave., St. Paul, MN 55107



## Property Details

### Property ID

08.28.22.23.0053

### Building Size

4,658 sf

### Year Constructed

1913

### Parking

23 off-street spaces

### Zoning

RT-1

### 2017 Property Taxes

\$8,914.00

### Construction Type

Brick & Block & Brick

### Offering Price

**\$375,000**

### Available Suites for Lease

Suite #100 1,180sf \$2,200 gross/mo  
Wide open gathering space with excellent lighting and audio/visual capabilities, plus bonus storage space.

Suite #201 566sf \$850 gross/mo  
Wide open with wood floors and storage space.

Suite #202 1,000sf \$1,600 gross/mo  
Three private offices and open work space with access to kitchen.

Full Building \$4,400 gross/mo

### Amenities

- \*Full kitchen
- \*Restrooms on both levels
- \*High ceilings
- \*Lots of natural light
- \*Charming and historic building

\*Located near downtown St. Paul, as well as near the West St. Paul shopping district



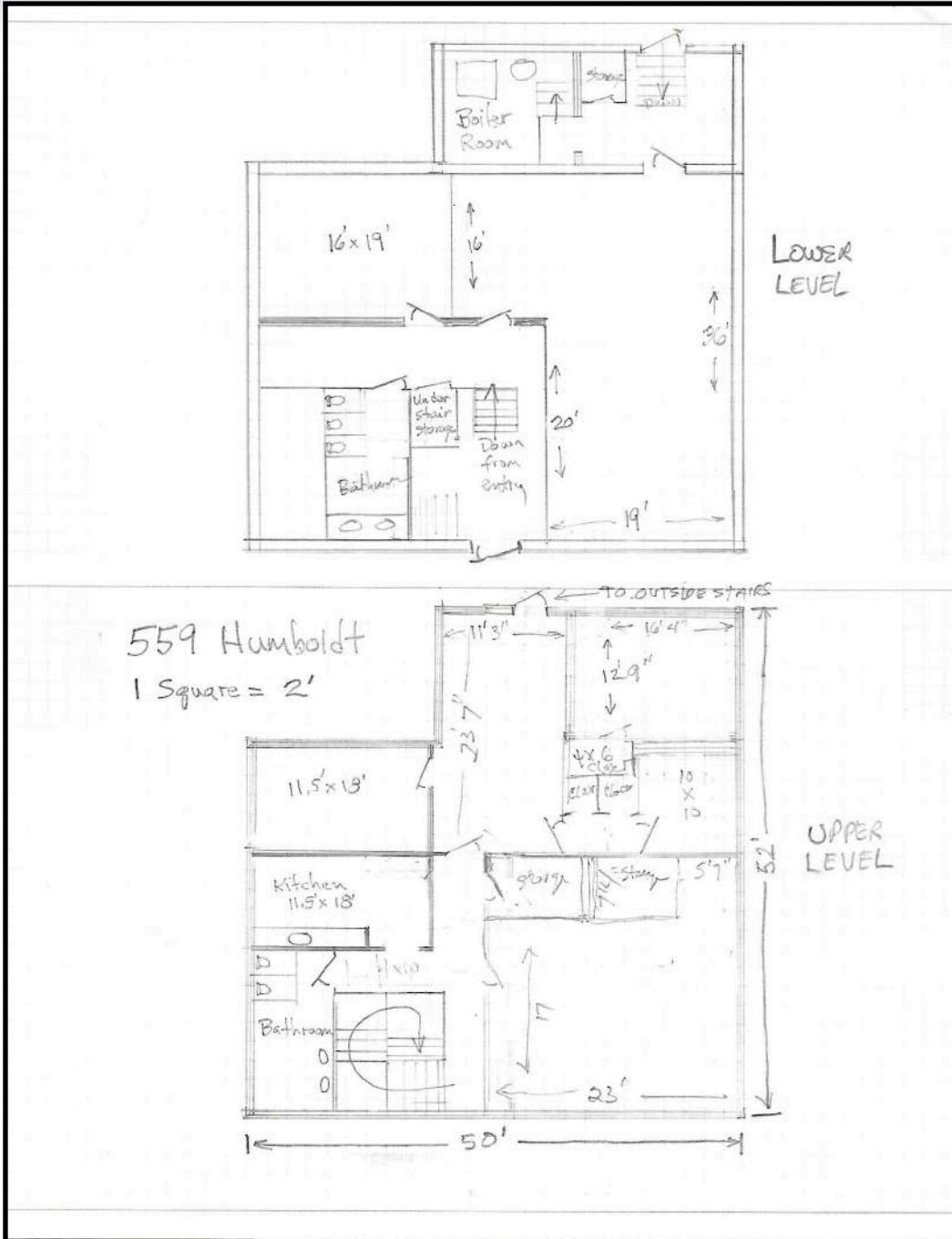
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