

Industrial | For Sale or Lease

139 EVA STREET
ST. PAUL, MN 55107

139 Eva Street



CBRE

Overview

Highlights

Address:	139 Eva Street St. Paul, MN 55107
Site Size:	9.62 Acres
Building Size:	167,094 SF
Office:	6,500 SF
Warehouse:	160,594 SF
Clear Height:	25' - 35'
Loading:	11 Dock Doors 1 Drive-in
Zoning:	ITM - Industrial w/ master plan
2026 Property Tax:	\$342,900
2026 CAM	\$1.10 PSF
Sale Price / Lease Rates:	Negotiable



Features

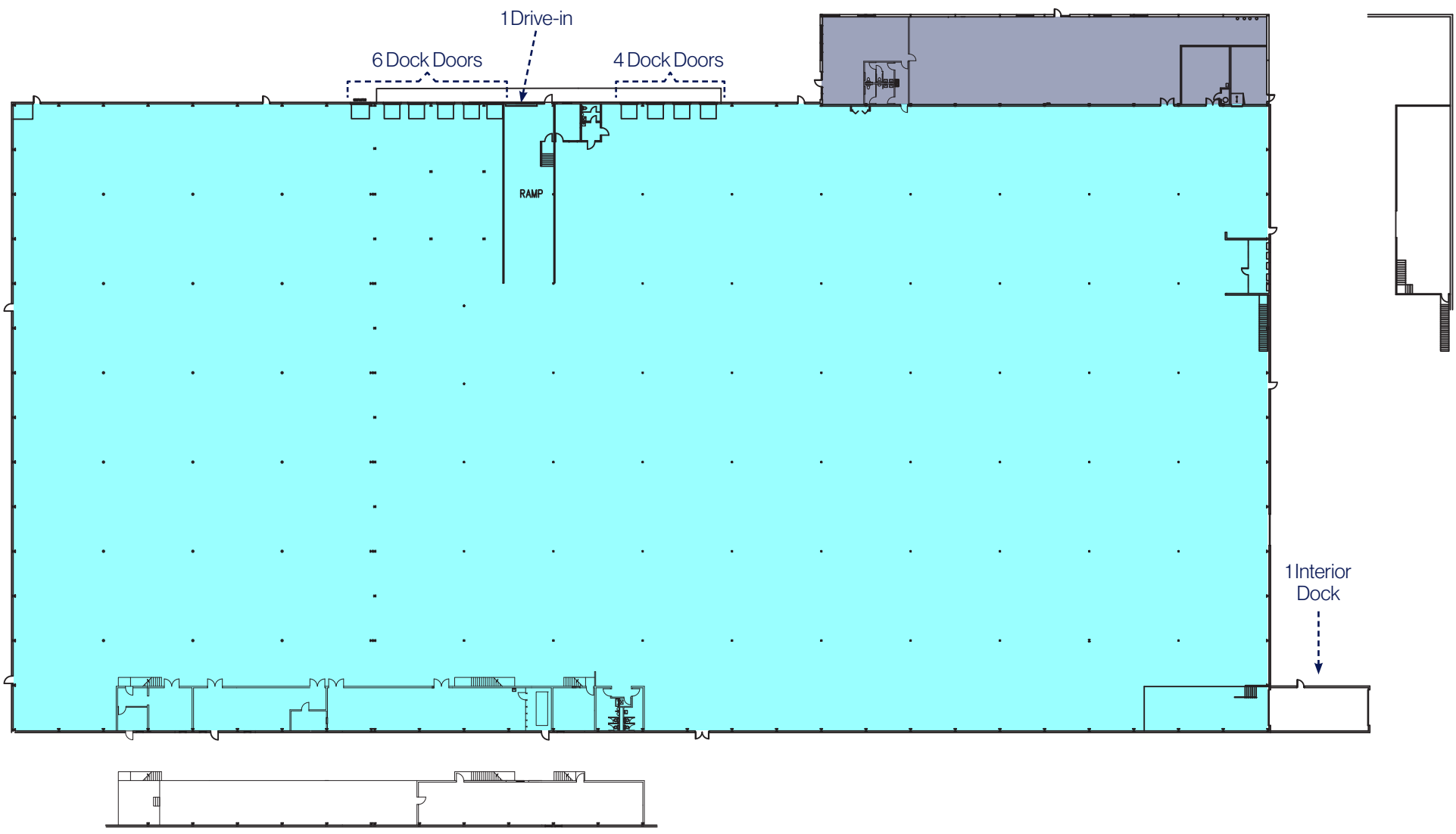
PID	05-28-22-32-0001
Building Depth	280'
Column Spacing	40' x 40'
Sprinklered	ESFR
Power	6000 Amps - 480v (2 seperate feeds)
Parking	106 Stalls
Trailer Stalls	38+
Lighting	LED - 2025
Roof	TPO - 2012
Building Services	• Gas - Xcel Energy • Electric - Xcel Energy • Water and Sewer - City of St. Paul
Features	• Perfectly situated with easy access to I-94 and Highway 52 • Minutes from downtown St. Paul & Airport • 6" natural gas line • All warehouse heaters replaced in 2025

Building Plan

 **Total SF:**
+/-167,094

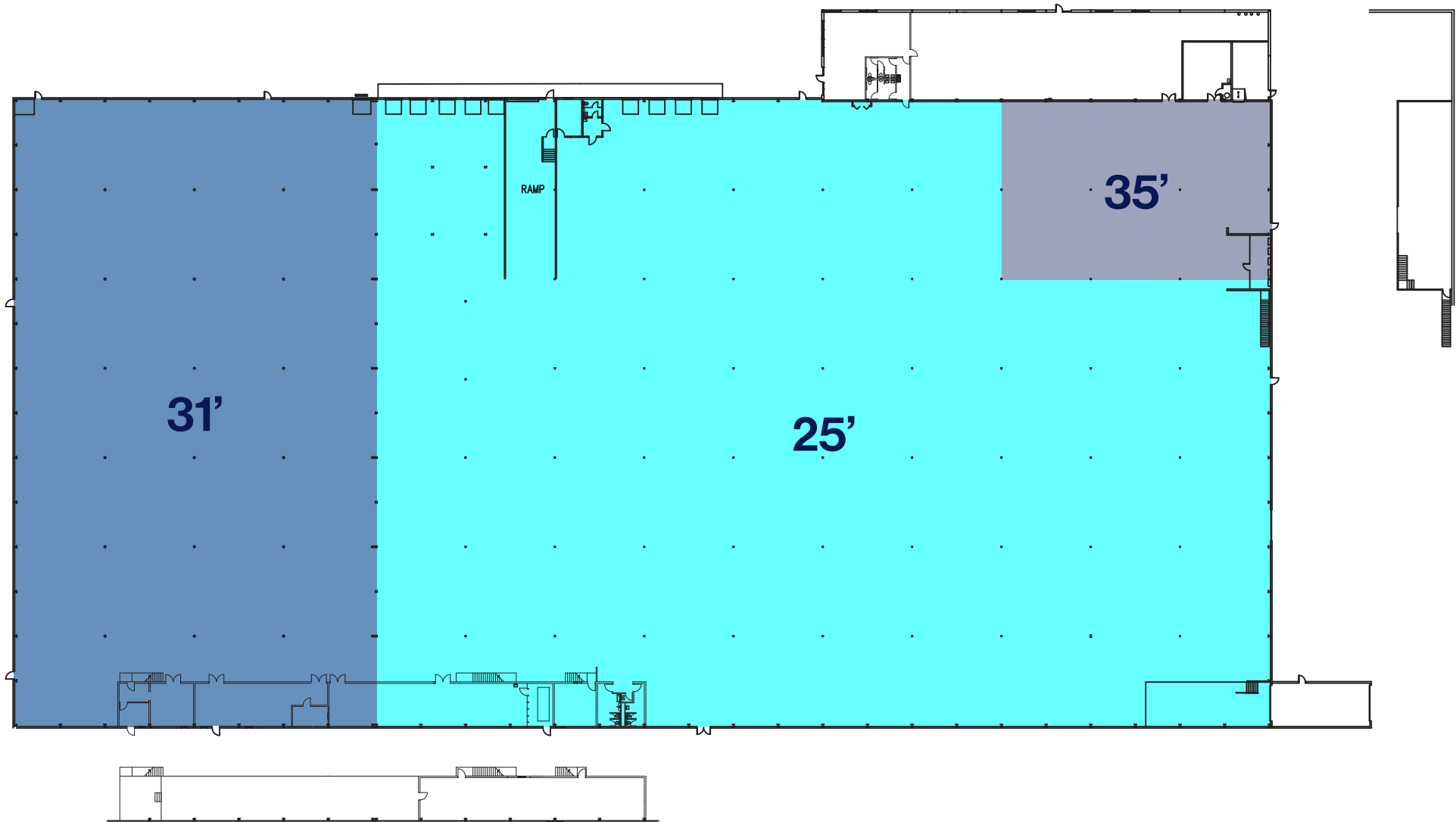
 **Warehouse**
+/-160,594

 **Office**
+/- 6,500

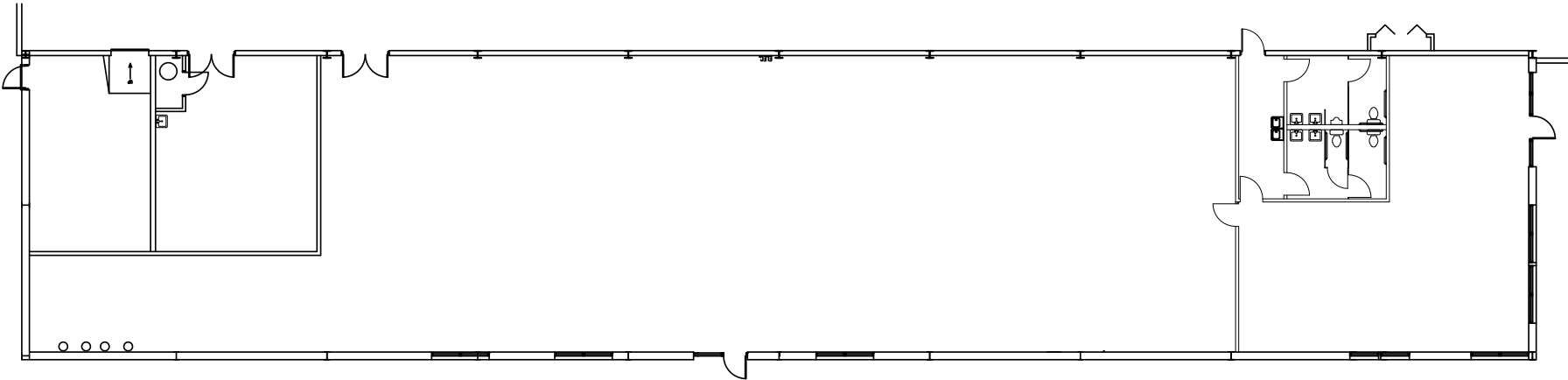


Clear Heights

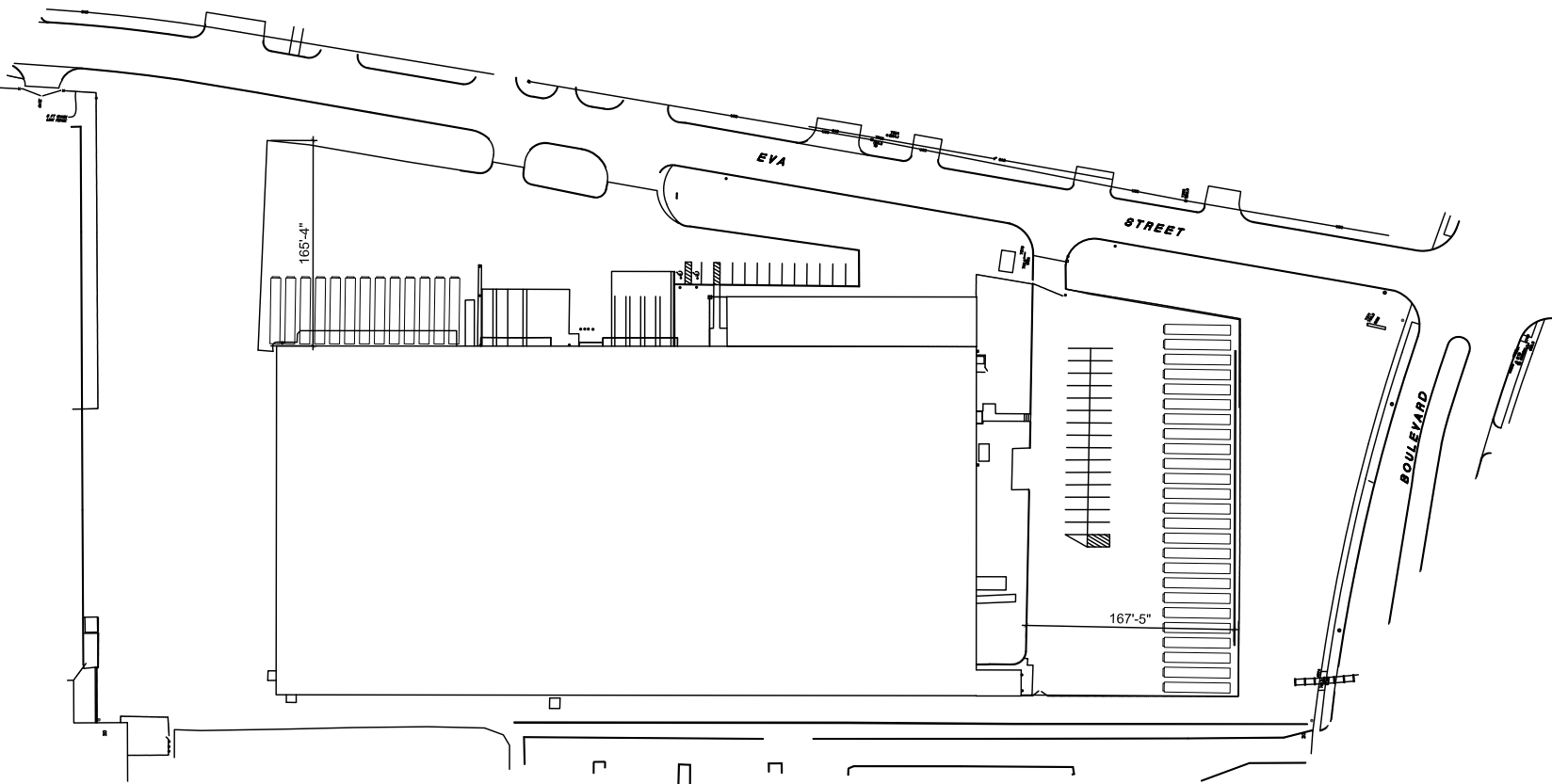
25' - 35'



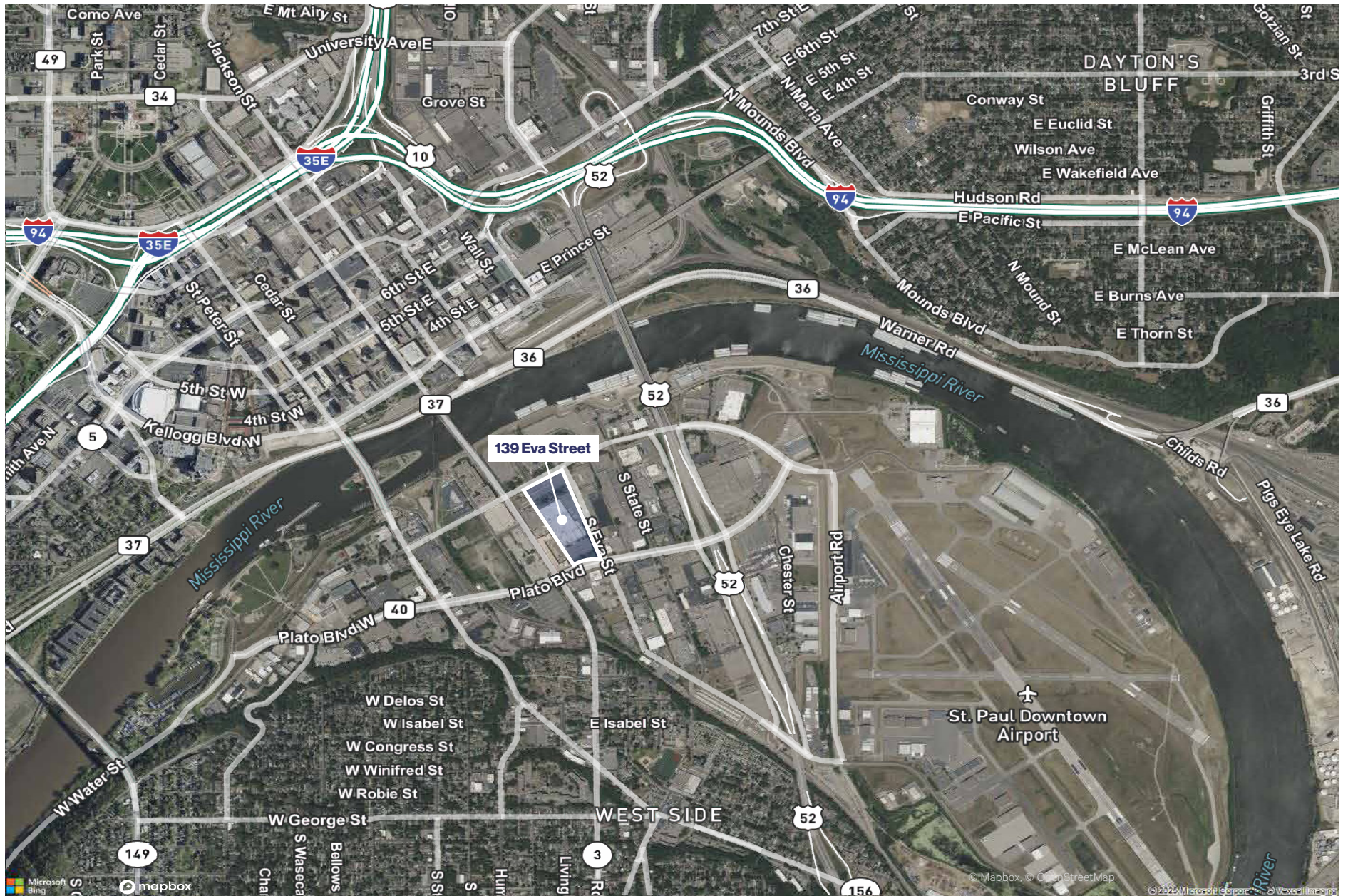
Office Floor Plan



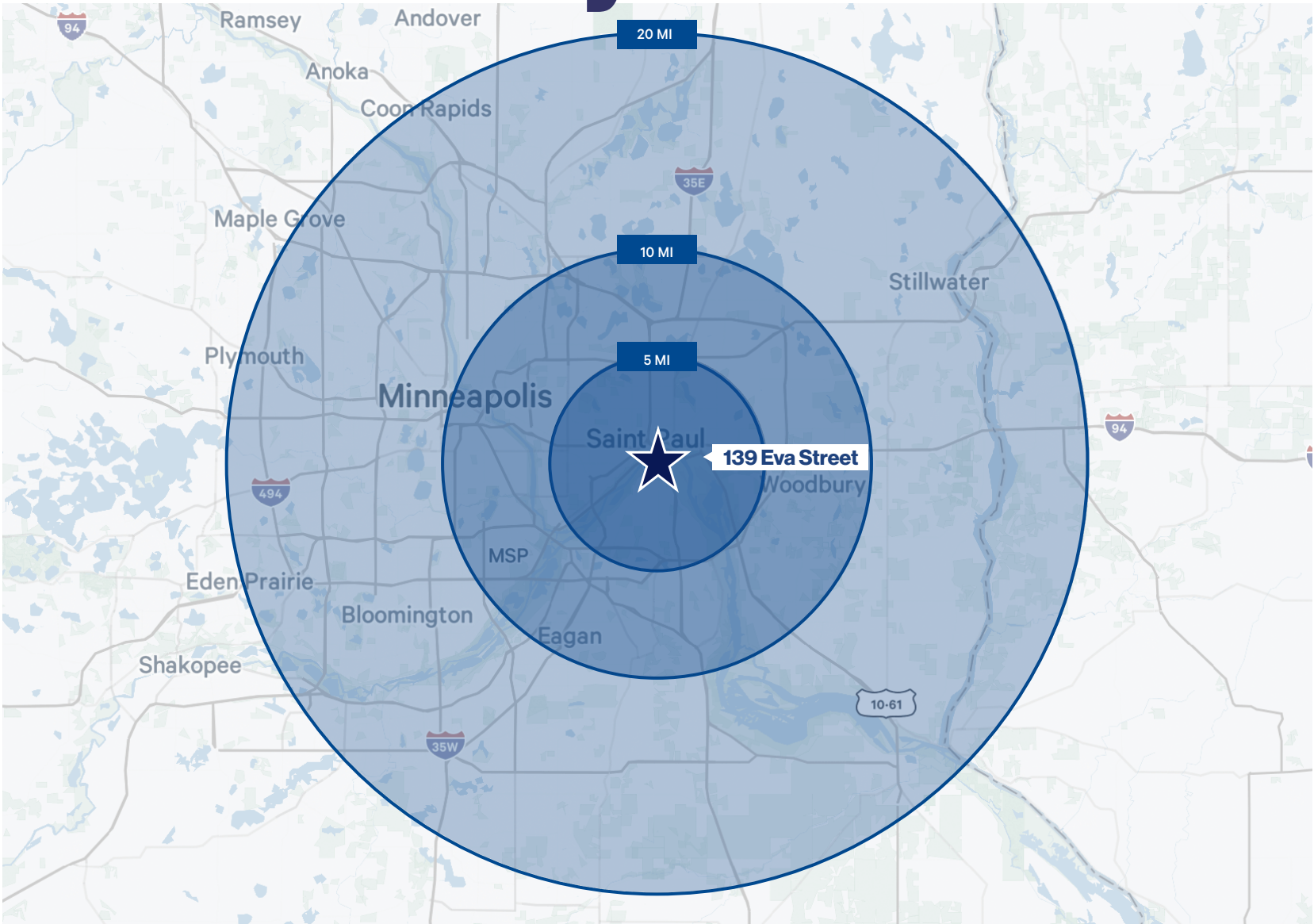
Site Plan



Aerial Map



Close Proximity



4 Minutes

DOWNTOWN ST. PAUL

4 Minutes

ST. PAUL AIRPORT

7 Minutes

35E

7 Minutes

I-494

15 Minutes

MSP AIRPORT

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LEASING & SALE CONTACT

Bryan Van Hoof

Senior Vice President
+1 952 924 4624
bryan.vanhoof@cbre.com

Jeff Przytarski

Senior Vice President
+1 952 924 4895
jeff.przytarski@cbre.com

Sam Manke

Vice President
+1 763 398 9047
sam.manke@cbre.com

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