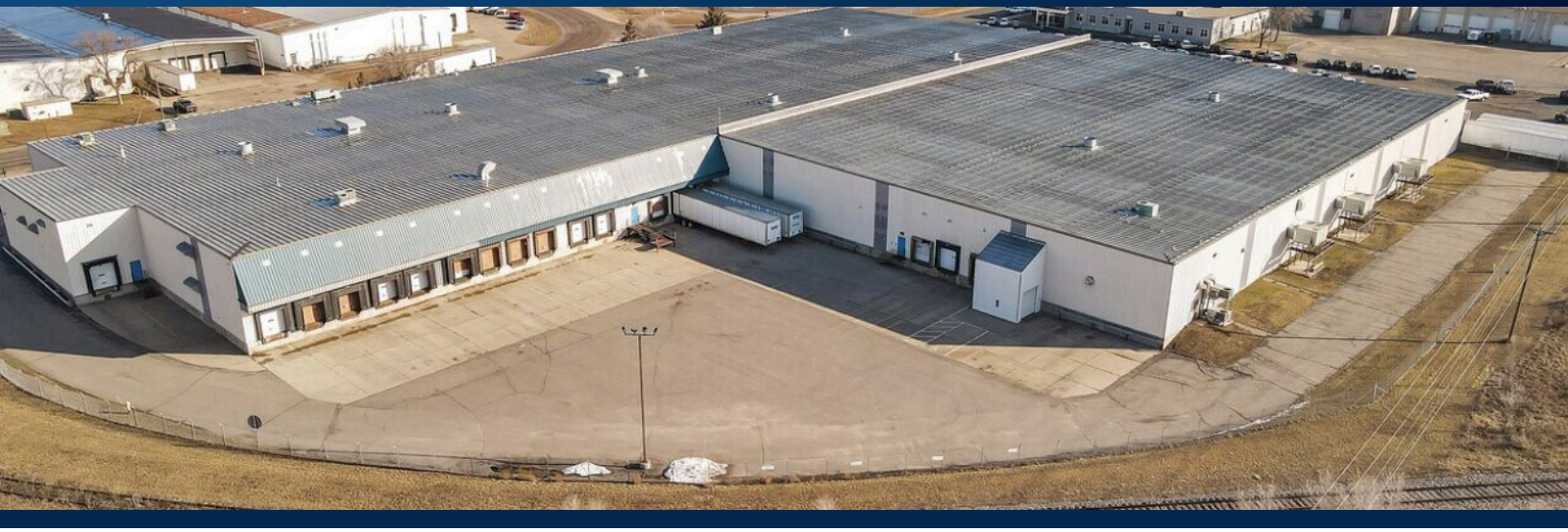
INDUSTRIAL

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FOR LEASE

20 McLeland Road, St Cloud MN 56303



St. Cloud Business Park

20 McLeland Rd is a 160,000-square-foot industrial warehouse facility located in St. Cloud, Minnesota. The property comprises two suites: Suite 10, offering 100,000 square feet, and Suite 11, providing 60,000 square feet of space. The building features clear ceiling heights ranging from 22 to 24 feet, accommodating various industrial operations. It is equipped with 18 dock doors and 2 drive-in doors, facilitating efficient loading and unloading processes. The facility also boasts heavy power capacity, with a total of 1,800 AMPs, supporting energy-intensive manufacturing or distribution activities. Situated on a 7.17-acre lot, the property is zoned I-3, allowing for a range of industrial uses. Its central location in St. Cloud provides convenient access to regional transportation networks, enhancing its appeal for businesses seeking a strategic operational base.



Property Details

Total Sq. Ft.	161,900
Acres	7
Column Spacing	20x50
Clear Height	-30'–18'
Dock Doors	81
Drive-In Doors	9
Car Parking	344

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