

PUBLIC NOTICE EXPRESSIONS OF INTEREST SOUGHT

The USDA, Natural Resources Conservation Service, is seeking to lease approximately 700 rentable square feet yielding 626 ANSI/BOMA office area square feet of fully serviced office space in Milaca, MN. Space offered must be within the delineated area of North: Highway 33, East: Highway 169, South: Highway 23, West: CR 32 and must meet all state the local building regulations and Architectural Barriers Act Accessibility (ABAAS). Space must be available for occupancy within 60 working days of Lease award. Offered space must meet Government requirements for fire safety, accessibility, seismic, and sustainability standards per the terms of the lease. A fully serviced lease is required. Offered space shall not be in the 100-year flood plain. The lease term is ten years and will maintain a 120-day termination option at any time. If the Government terminates the lease before Tenant Improvements (TI) are paid off, the Government will pay the remaining TI balance at the time of the lease termination.

Interested parties must provide the name of the building, address, location of available space, rentable square feet offered and rate per RSF, floor plans, and contact information of authorized representative. Class A or B space and contiguous, above ground, space preferred. All interested parties must either submit evidence of ownership or written authorization to represent the owner(s). Any submissions received without documentation of ownership and/or written authorization to represent the owner(s) will not be considered until such time the documentation has been received, which must also be submitted prior to the Expressions of Interest Due Date. In cases where an agent is representing multiple ownership entities, written acknowledgement/permission to represent multiple interested parties for the same submission is required. Pull through parking is required to accommodate larger vehicles. Reference project number: NRCS MN 18-004.

Persons interested in offering space meeting these requirements should send expressions of interest on or before August 7, 2018 at 4:00 p.m. EST to:

Alon Ventura, Broker / Entheos Commercial
11540 Bass Lake Road, #6
Plymouth, MN 55442
Phone: 612-270-8939
Email: alon@entheoscommercial.com

With a copy to:

Maurice Walker, Transaction Manager / Birch Advisors
12700 Woodmore North Boulevard, Suite A200
Bowie, MD 20720
Phone: 240-554-3022 ext. 1
Email: maurice.walker@birch-advisors.com

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