



TRANSWESTERN

REAL ESTATE  
SERVICES

BMO  Harris Bank

COLDWELL BANKER   
BURNET

11455

# 11455 VIKING DR

OFFICE SPACE FOR SUBLEASE | EDEN PRAIRIE

Chad Anvary | 612.359.1642 | [chad.anvary@transwestern.com](mailto:chad.anvary@transwestern.com)

Customer  
Parking  
Only

# PROPERTY OVERVIEW

11455 Viking Drive | Eden Prairie, MN

  
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## PROPERTY DETAILS

Building Size: 30,074 sf

Year Built: 1990

Parking: 125 spaces

## FOR SUBLEASE

Suite 270 2,622 sf

Gross Rent: \$23.50 rsf

Sublease Term: Through April 30, 2031

## HIGHLIGHTS

- High-end finishes throughout
- Located in the heart of Eden Prairie
- Underground parking available
- Easy access to I-494, Hwy 5 & Hwy 212
- Convenient to numerous amenities
- Will consider shorter term



## LEASING INFORMATION:

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# BUILDING PHOTOS

Sublease - BMO Bank Building | 11455 Viking Dr - Eden Prairie, MN 55344



2,622 sf

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