



REAL RESOURCES

Nonprofit Client

www.realresources.com

PROJECT OVERVIEW: TENANT REPRESENTATION

The Advisory Services Group was engaged in March 2014 to advise Real Resources in the relocation of its office space in St. Louis Park, Minnesota.

BUILDING

Westside Center
5320 West 23rd Street
St. Louis Park, MN 55416

SQUARE FOOTAGE

14,486 SF

SERVICES

- Relocation
- Site Selection
- Lease Negotiations

APPROACH

- Following extensive canvassing of the market, we evaluated 55 options and toured 22 buildings.
- Issued a Request for Proposal (RFP) for two options, including the 5320 West 23rd Building.
- Prepared/submitted an offer to purchase another property, but ultimately selected space at 5320 West 23rd Street as the preferred option.

RESULTS

- Lease at 5320 West 23rd Street was executed on April 30, 2015.
- Successfully negotiated the economics, lease term and tenant improvements paid by the Landlord.
- The end result delivered an invigorating and comfortable environment for staff and visitors in a central location with adequate parking for employees and fleet vehicles.