



### Property and Area Description

6250 Ridgewood Road is a highly efficient bulk warehouse building consisting of 640,000 total square feet, divisible to 96,100 square feet. The property was constructed in 1989, added to in 1994, with further renovations in 2018. The bulk asset sits just west of downtown St. Cloud. This distribution hub is ideally located six miles north of I-94, six miles west of Highway 10, and only 56 miles to the Twin Cities Metro. Lease Rates Negotiable CAM/Tax (2025) \$1.25 PSF Clean, efficient premise in excellent condition, ESFR sprinkler system, Upgraded T-5 lighting throughout warehouse area, 22' - 24' clear height, Abundant employee/tractor trailer parking, Large, highly-skilled workforce in immediate area, Multiple access routes to I-94

Available SF:640,000

Last Updated:Jul 16, 2025

### Population



Source: ESRI®, 2024

### Economic Development Contact

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### Households



Source: ESRI®, 2024

### Transportation

### Realtor/Owner Contact

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Property Images





