

Multiple office spaces available
for lease in Saint Louis Park.



7204 W 27th St, SLP, MN,
55426

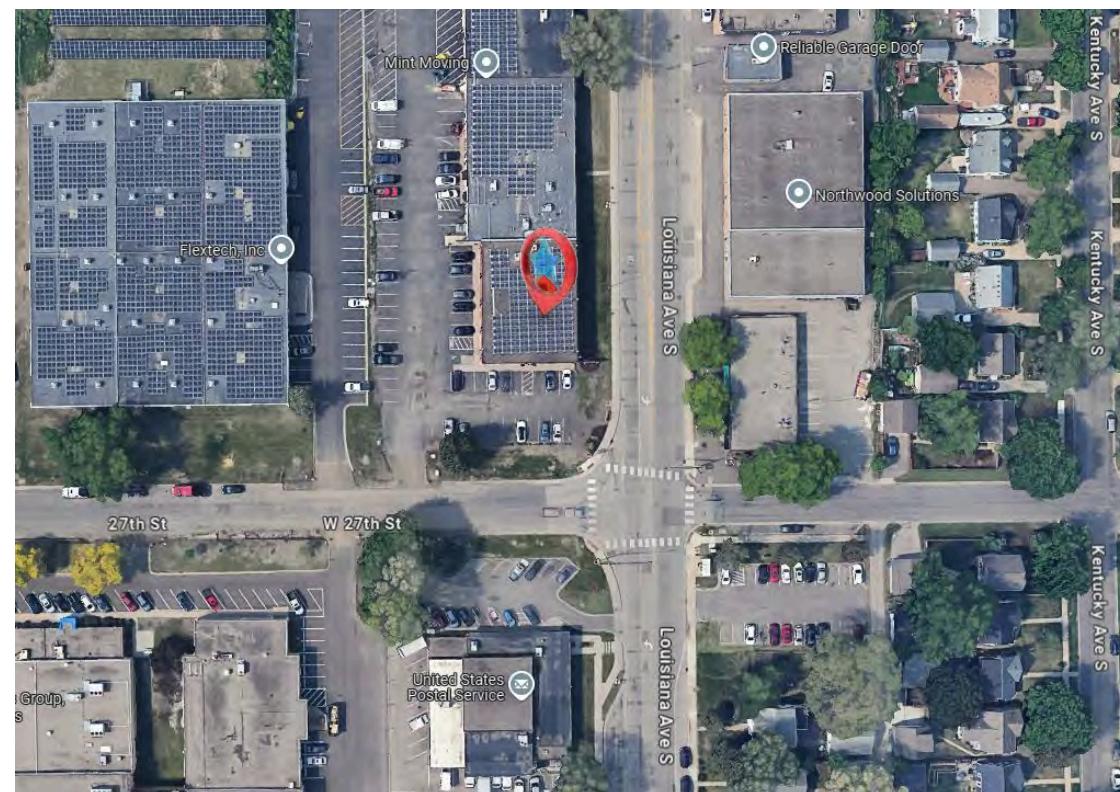
Private executive office located in Saint Louis Park. This prime suite features three connected rooms, perfect for fostering collaboration and productivity.

Free and Ample Parking.

Utilities included.

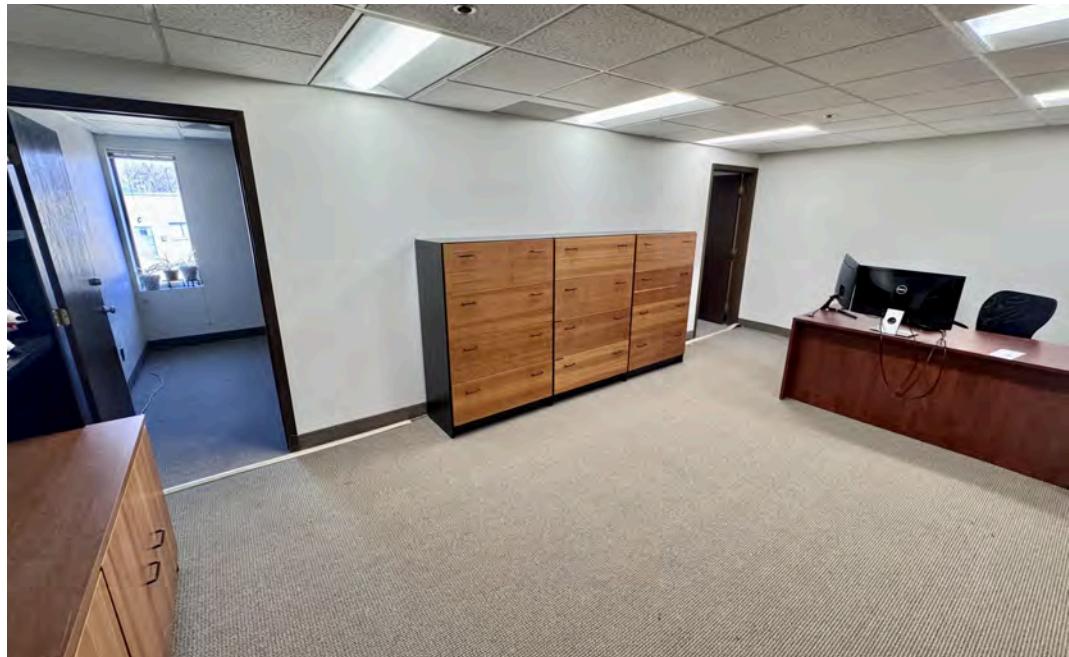
Local Ownership.

Great Signage.



| | |
|-------------------|---------------|
| Asking Rent | \$400-\$1,200 |
| CAM/Tax | Included |
| Lease Type | Gross |
| Availability Date | May 1, 2025 |
| County | Hennepin |
| Property Status | Two vacancies |
| Total SF | 41,000 SF |
| Year Built | 1971 |
| Year Renovated | 2022 |
| Class | C |
| Sprinklers | Yes |
| Parking Spaces | 55 |
| Land Area | 2.38 acres |

| Co-tenants | | |
|------------------|---------------|--------|
| Kimdall Cleaning | AR Management | |
| Unit | Size | Price |
| 106 | 300 sqft | \$500 |
| 215 | 700 sqft | \$1200 |



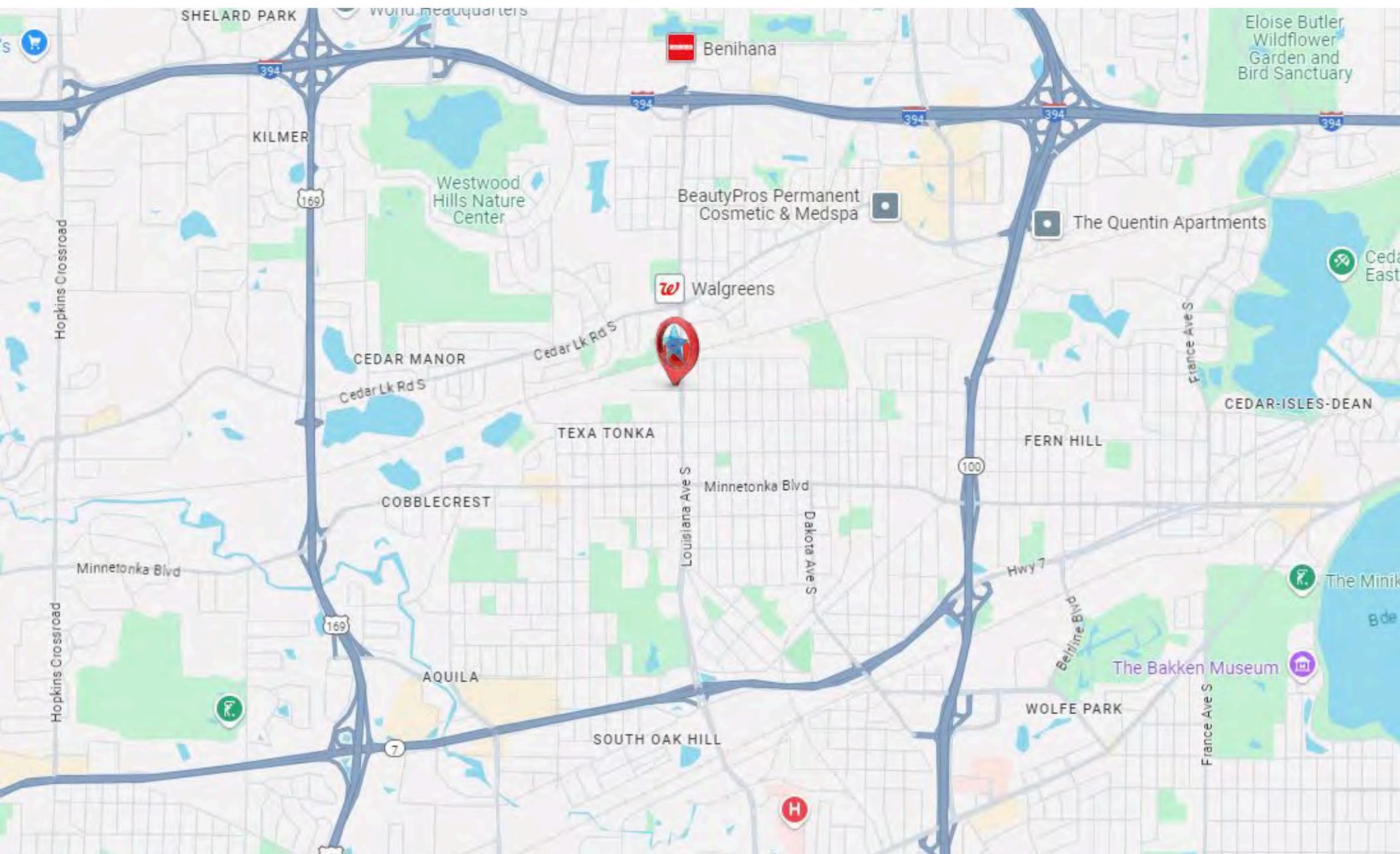
7401 Bush Lake Rd Edina, MN 55439.



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2022 DEMOGRAPHIC SUMMARY

526,243
Total Population

33.8
Median Age

\$57,144
Median Disposable
Income

230,022
Households

\$73,475
MEDIAN HOUSEHOLD
INCOME

\$45,097
PER CAPITA
INCOME

\$74,896
MEDIAN
NET WORTH

EMPLOYMENT



MARKET OVERVIEW

Hennepin County has a population of nearly 1.2 million.

Cities in Hennepin County include Minneapolis, Bloomington, Plymouth, Brooklyn Park, Brooklyn Center, and Minnetonka. Hennepin County is the most populous county in the Minneapolis-St. Paul-Bloomington Metropolitan Statistical Area.

At Caspian Group, we strive to provide the highest quality service possible to all of our clients. Our expert team of brokers leverages market intelligence to deliver superior results in retail, industrial, and office properties. When you partner with us, you gain more than a broker – you gain a team dedicated to your success.

We distinguish ourselves through specialized knowledge, strategic negotiation, and a proven track record of securing optimal terms for our clients. Our hands-on approach means you'll always have real-time insights into your transaction's progress, ensuring you stay informed and empowered throughout the process.

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