

# NORTH PARK BUSINESS CENTER

FRIDLEY

350 73rd Ave NE  
Fridley, MN 55432



FOR LEASE

Suite 1000

±8,156 SF



LEASED BY





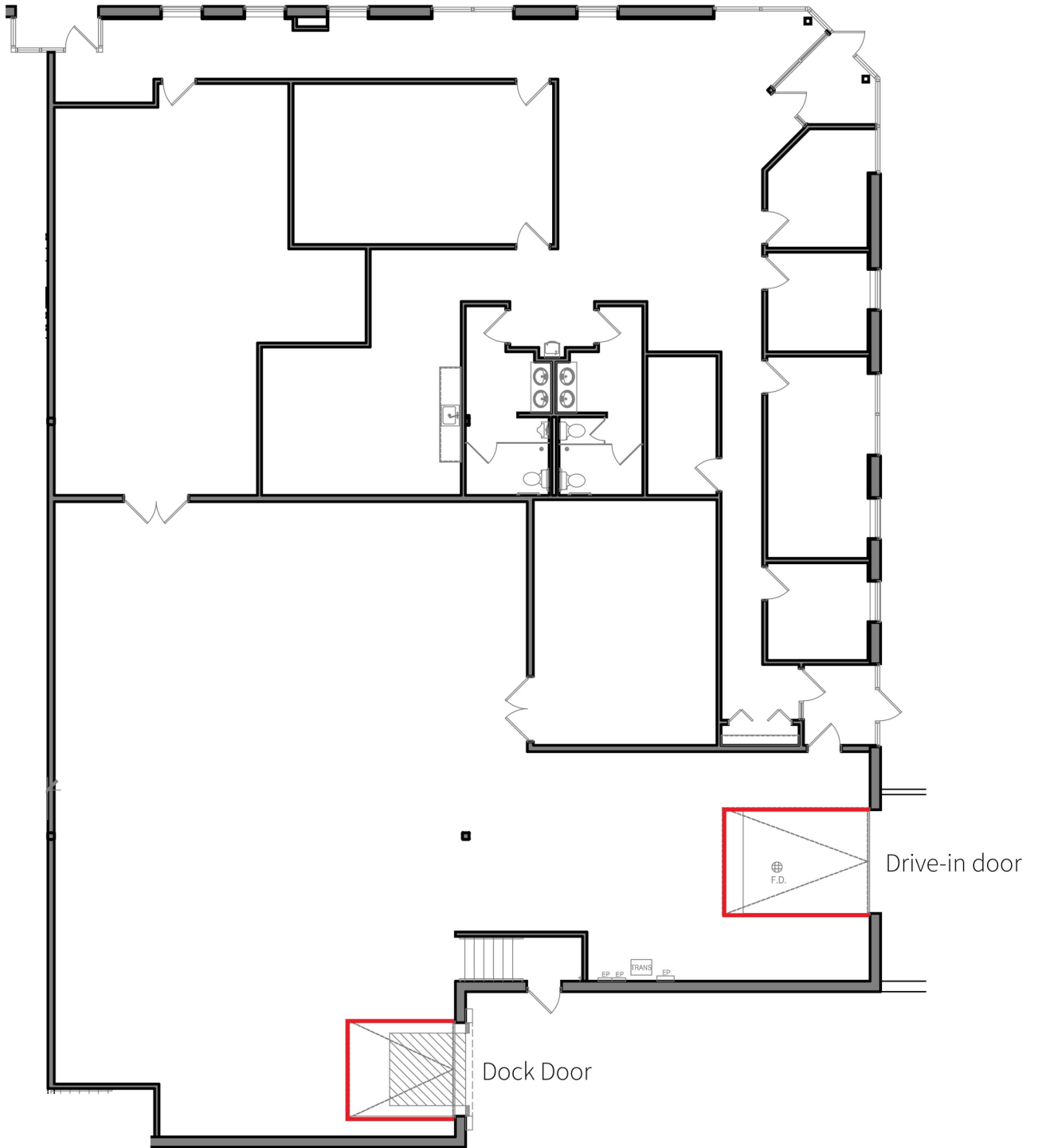
## PROPERTY HIGHLIGHTS

North Park Business Center is a 87,600 SF high-image office warehouse building with a convenient Fridley location with great access to I-694.

- > 87,600 SF office warehouse building
- > Endcap space available
- > Immediate access to University Ave, Hwy 65, I-694 and I-35W
- > Excellent warehousing opportunity
- > 24' clear height
- > 75 surface spaces
- > One (1) dock door and One (1) drive-in door, with great access to I-694

## BUILDING SPECIFICATIONS

Building Size	87,600 SF
Available SF	8,156 SF
Year Built	1996
Loading	One (1) dock door   One (1) drive-in
Clear Height	24'
Lease Rate	Negotiable
2026 Tax/CAM	\$4.65 PSF



**Suite 1000**

4,568 SF Office

16 SF Common Area

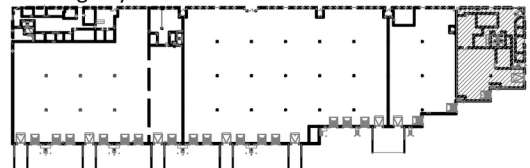
3,572 SF Warehouse

**8,156 SF Total**

**One (1) dock door**

**One (1) drive-in door**

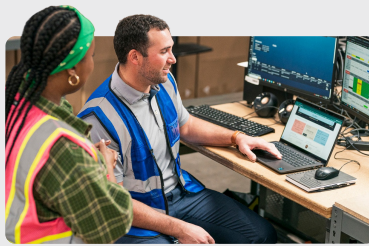
Building Key



# Committed to Driving Value for Our Customers

## Properties with a Competitive Edge

Our scale, proprietary data and local relationships allow our 1,200+ skilled team members to help customers stay ahead of market trends.

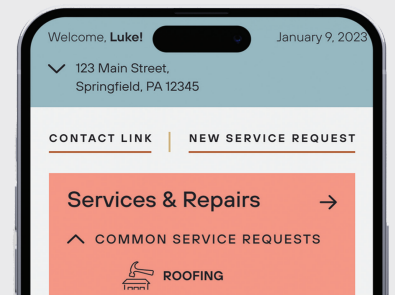


## Best-in-Class Customer Service

Our on-the-ground regional teams provide you with local expertise, leveraging data-driven insights to find the right solutions for your business.

## Link+

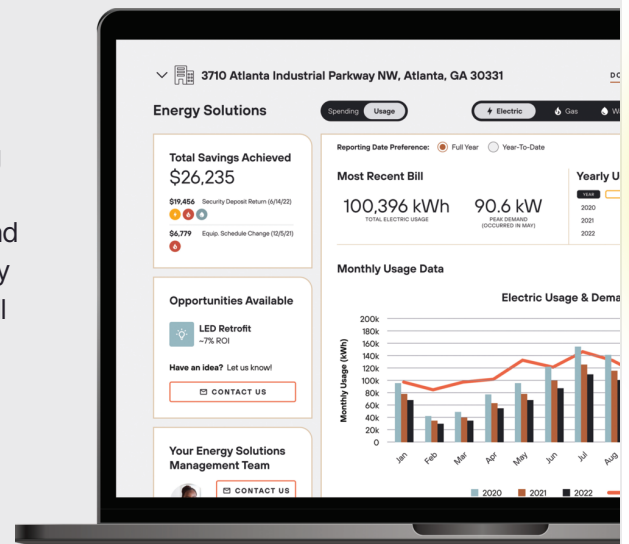
Our digital customer experience platform provides easy access to your property management teams, lease documents, billing and service requests. Sign up today!



500 Million Square Foot Portfolio

## Energy Solutions

Link Logistics' award-winning utility management program helps customers save time and money while unlocking energy efficiency opportunities. Enroll today through Link+.



# CONTACT INFORMATION

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LEASED BY

