

AIRPORT BUSINESS CENTER

BLOOMINGTON
MINNEAPOLIS

7830-7890 12th Ave S
Bloomington, MN



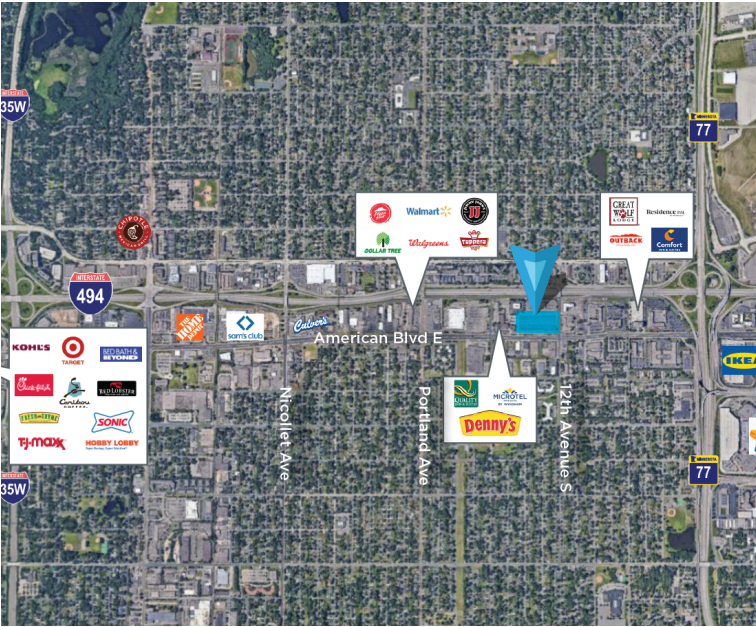
FOR LEASE

4,231 - 44,298 SF



LEASED BY

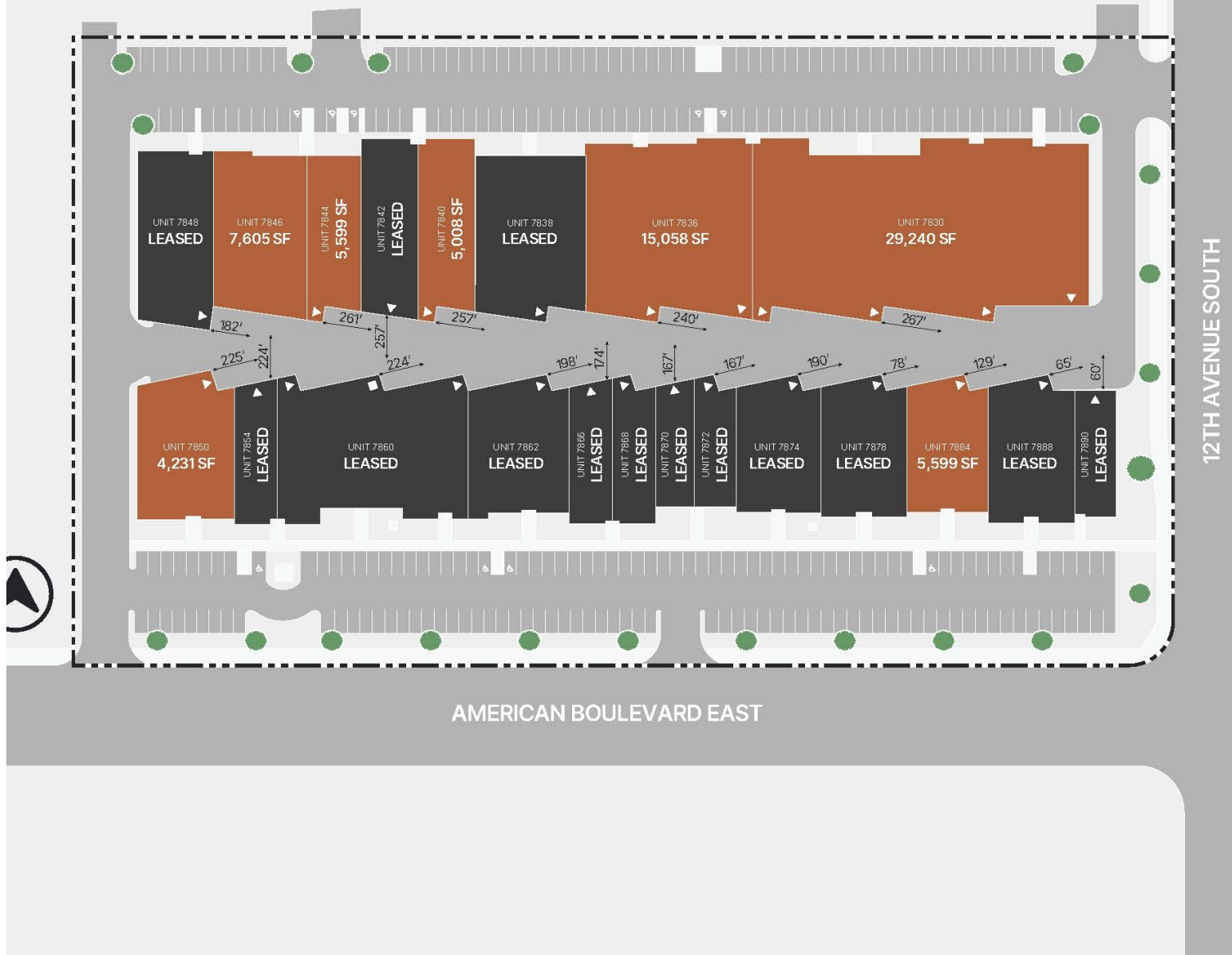




BUILDING SPECIFICATIONS

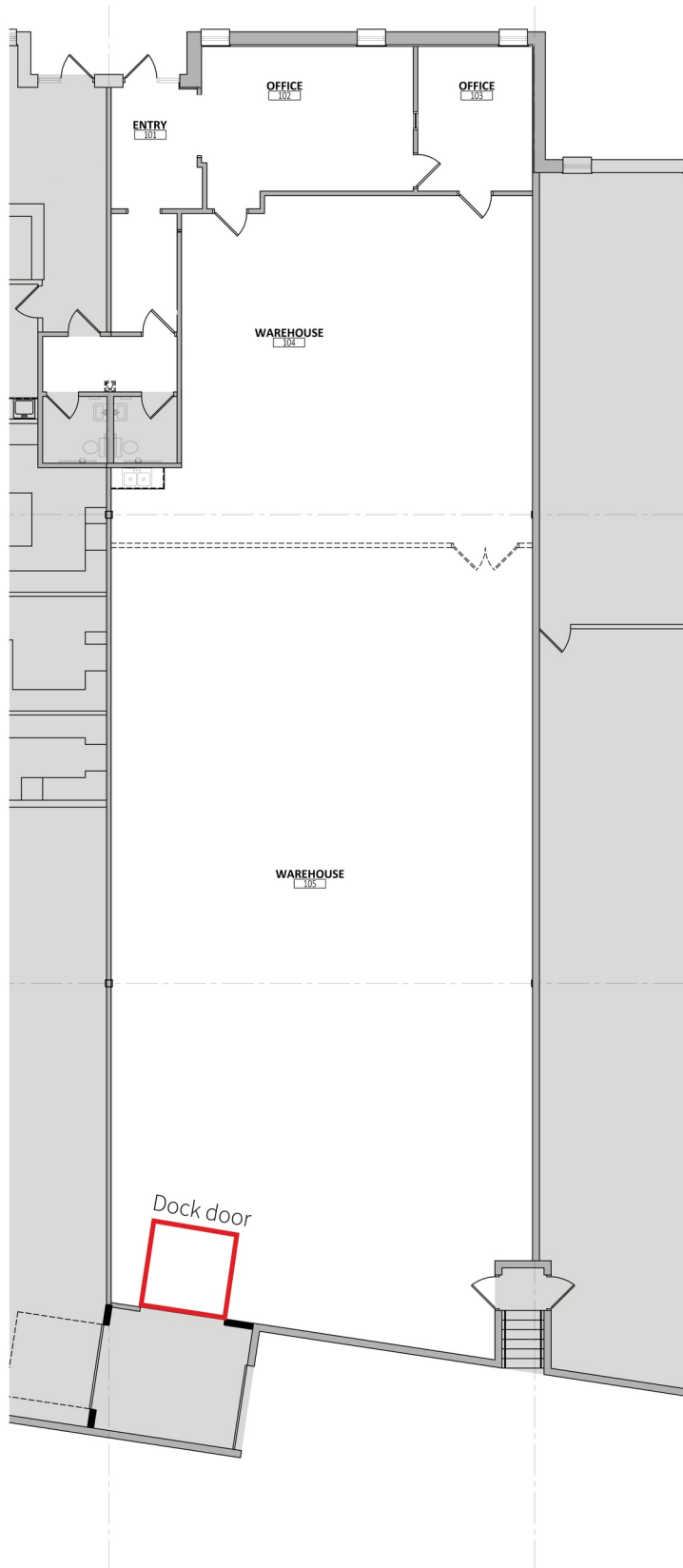
Building Size	149,721 SF
Site Size	8.12 Acres
Clear Height	North Bldg: 15'5" South Bldg: 13'5"
Year Built	1978
Column Spacing	38' x 30'
Zoning	FD-2
Parking	1.19/1,000 SF
Power	200 amps, 120/280 volt, 3-phase
Lease Rate	Negotiable
2025 Tax/CAM	\$4.75 PSF Total
FOR LEASE	
Suite 7840	5,008 SF Total
Suite 7850	4,231 SF Total
Suite 7844	4,373 SF Total
Suite 7884	5,599 SF Total
Suite 7846	7,605 SF Total
Suite 7836	15,058 SF Total
Suite 7830	29,240 SF Total
Suite 7830-7836	44,298 SF Total

AVAILABLE SUITES



<p>→ Suite 7840 5,008 SF Total 4,408 SF Warehouse 600 SF Office One (1) Dock Door</p>	<p>→ Suite 7850 4,231 SF Total 3,098 SF Warehouse 1,133 SF Office Shared Dock Door</p>	<p>→ Suite 7844 4,373 SF Total 3,852 SF Warehouse 521 SF Office One (1) Dock Door</p>	<p>→ Suite 7884 5,599 SF Total 3,364 SF Warehouse 2,235 SF Office One (1) Dock Door</p>
<p>→ Suite 7846 7,605 SF Total 6,728 SF Warehouse 887 SF Office Shared Dock Door</p>	<p>→ Suite 7836 15,058 SF Total 13,436 SF Warehouse 1,622 SF Office Two (2) Dock Doors</p>	<p>→ Suite 7830 29,240 SF Total 24,166 SF Warehouse 5,074 SF Office Four (4) Dock Doors</p>	<p>→ Suite 7830-7836 44,298 SF Total 37,602 SF Warehouse 6,696 SF Office Five (5) Dock Doors</p>

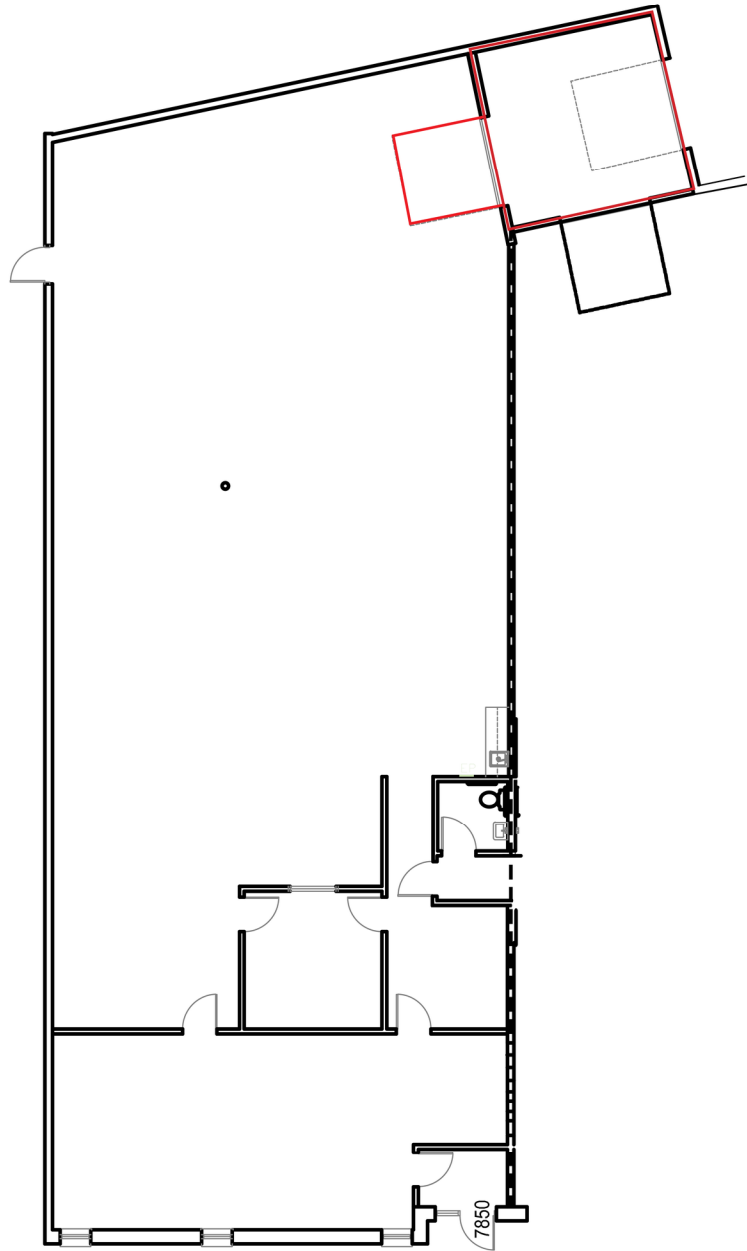
FLOOR PLAN



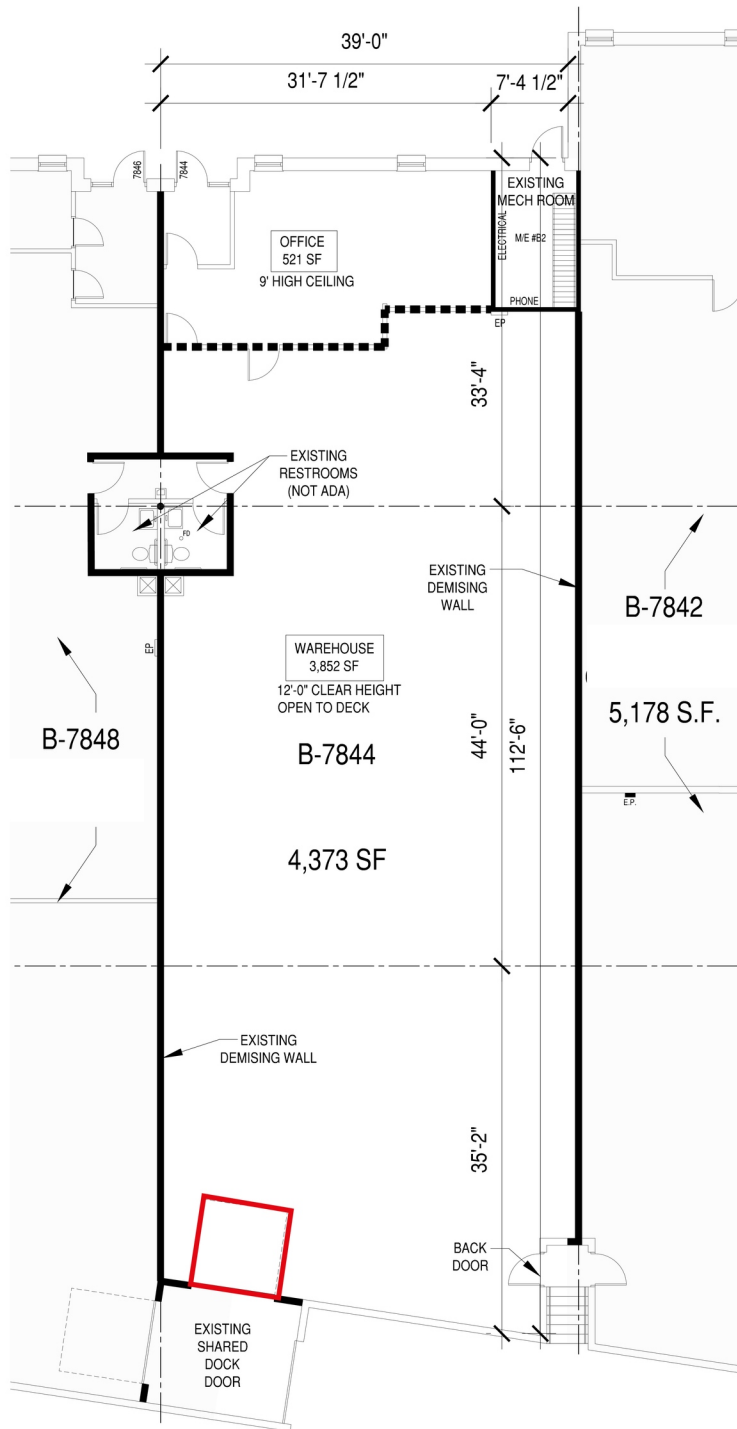
Suite 7840
5,008 SF Total
4,408 SF Warehouse
600 SF Office
One (1) Dock door

FLOOR PLAN

SUITE 7850
4,231 SF Total
3,098 SF Warehouse
1,133 SF Office
Shared Dock Door



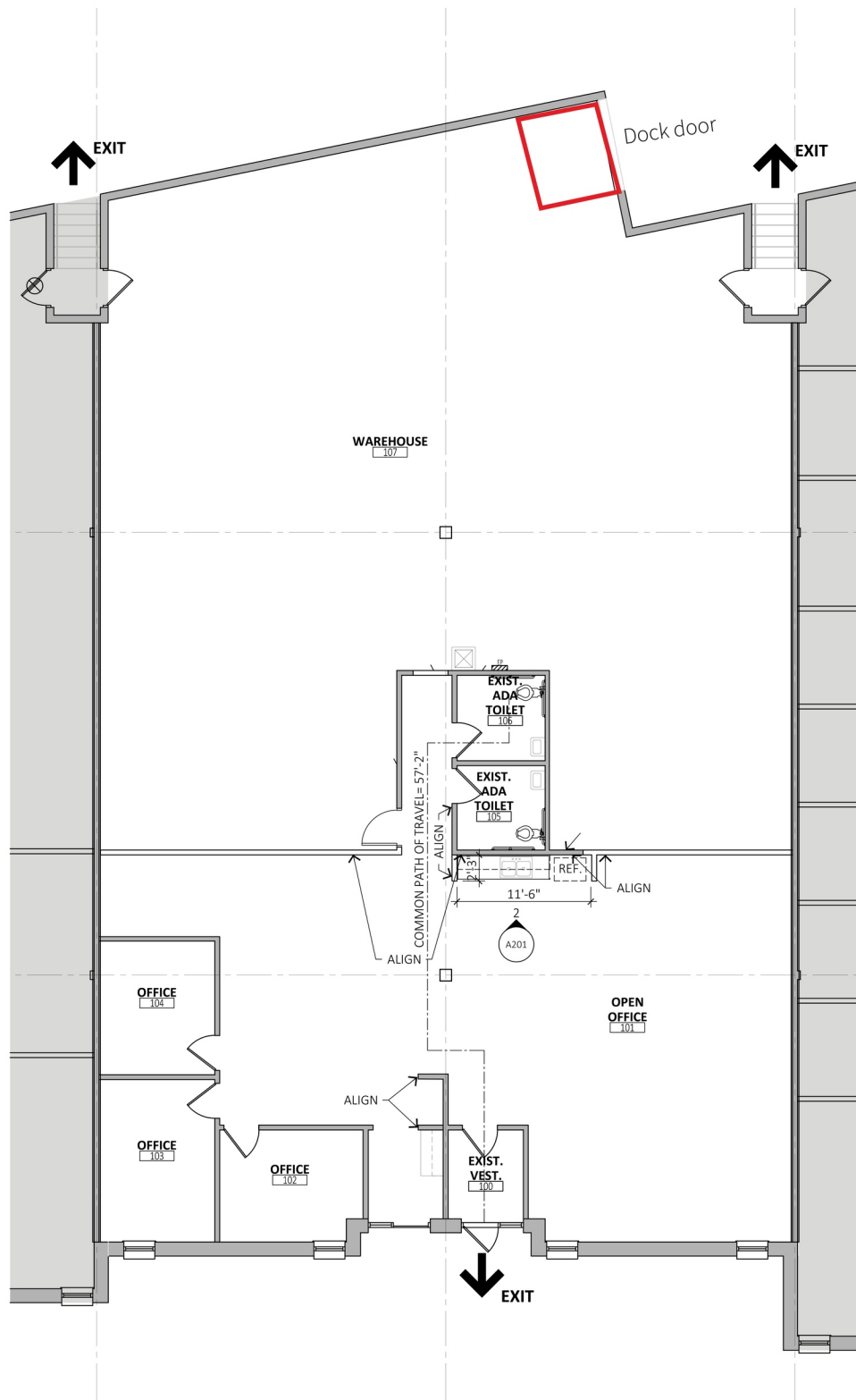
FLOOR PLAN



Suite 7844
4,373 SF Total
 3,852 SF Warehouse
 521 SF Office
 One (1) Dock door

40'

FLOOR PLAN



Suite 7884

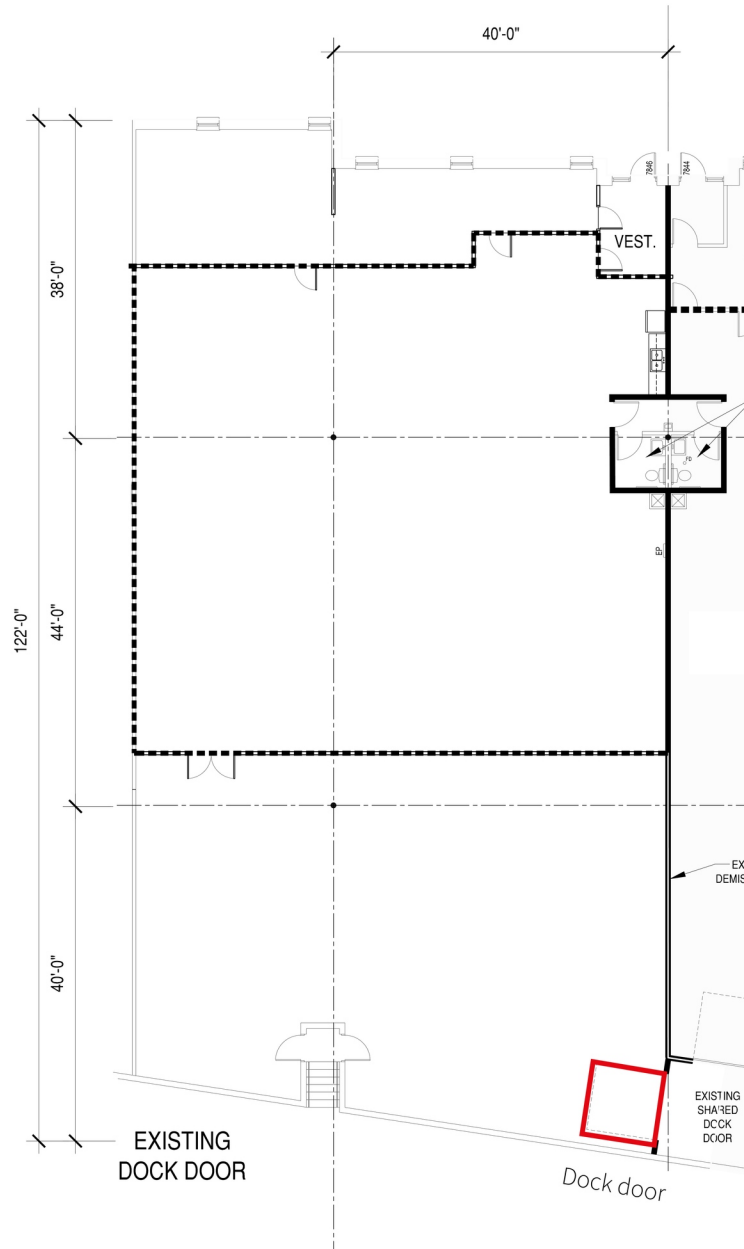
5,599 SF Total

3,364 SF Warehouse

2,235 SF Office

One (1) Dock door

FLOOR PLAN



Suite 7846

7,605 SF Total

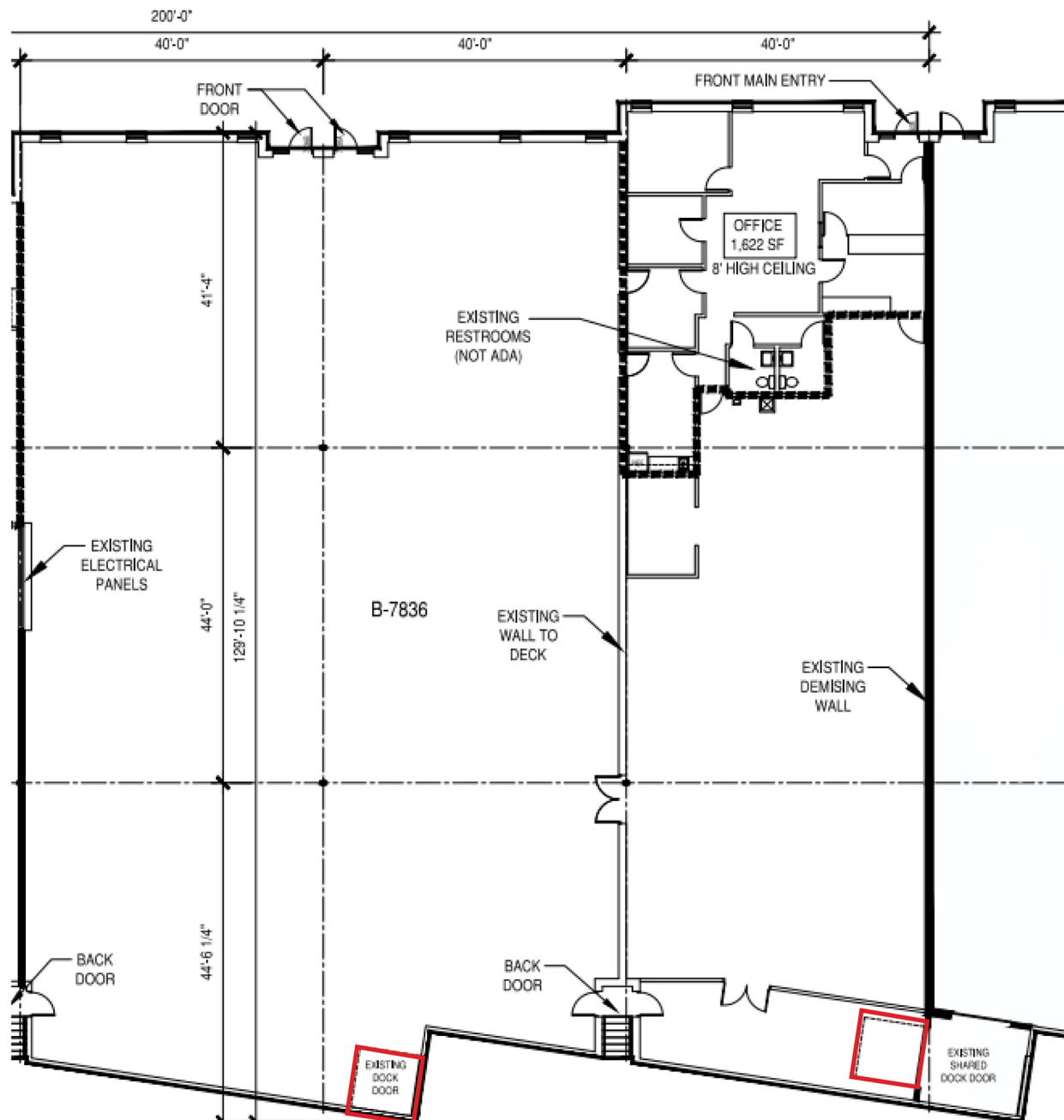
6,728 SF Warehouse

877 SF Office

One (1) Dock door
(shared)

Available 9/1/2025

FLOOR PLAN



Suite 7836

15,058 SF Total

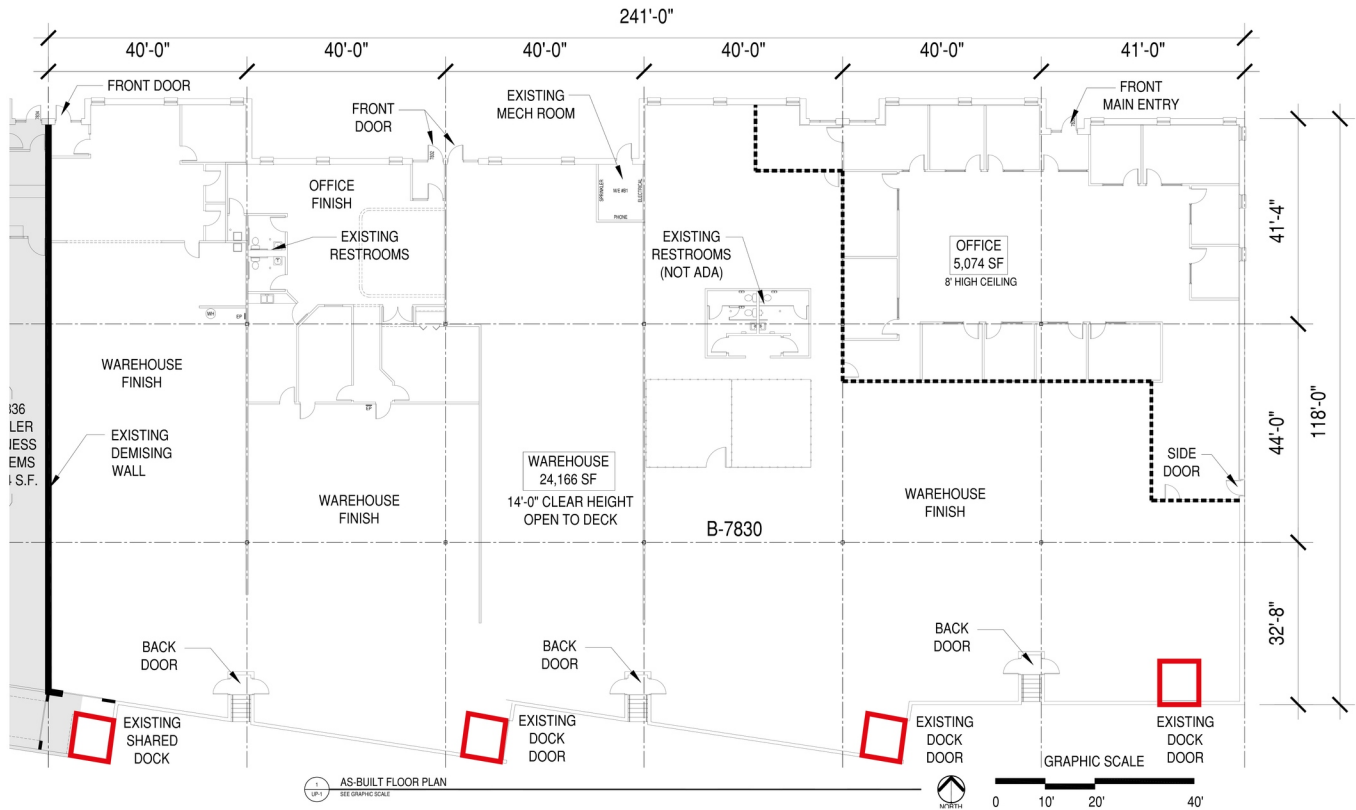
13,436 SF Warehouse

1,622 SF Office

Two (2) Dock Doors

Available 4/1/2026

FLOOR PLAN



Suite 7830

29,240 SF Total

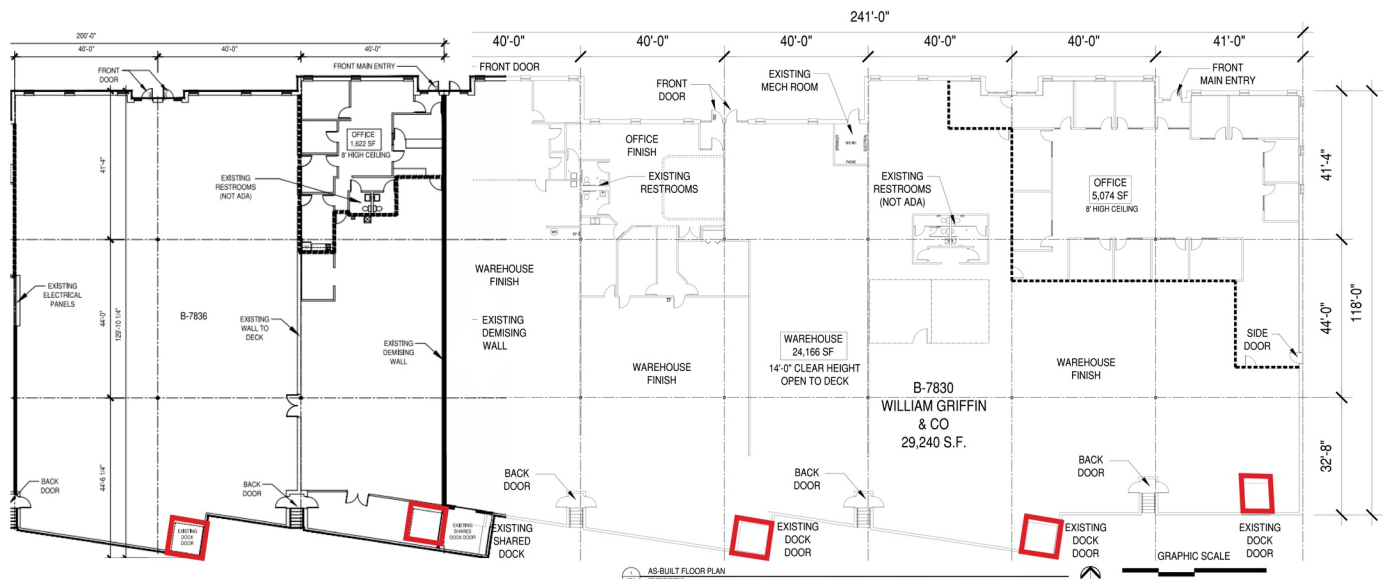
24,166 SF Warehouse

5,074 SF Office

Four (4) Dock Doors

Available 2/1/2026

FLOOR PLAN



Suite 7830 - 7836

44,298 SF Total

37,602 SF Warehouse

6,696 SF Office

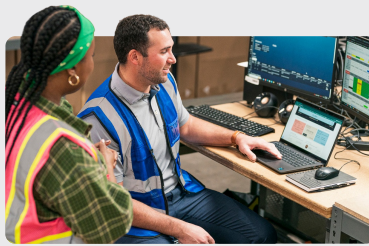
Five (5) Dock Doors

Available 4/1/2026

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.

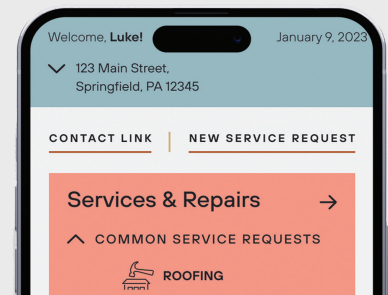


Best-in-Class Customer Service

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

Link+

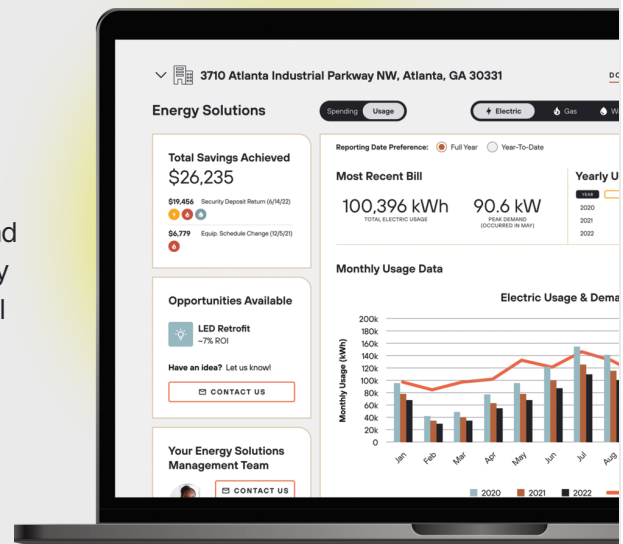
Our digital customer experience platform provides easy access to your property management teams, lease documents, billing and service requests. Sign up today!



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

7830-7890 12th Ave S
Bloomington, MN 55425

Connor Ott

connor.ott@jll.com
(612) 217-6741

Dan Larew, CCIM SIOR

dan.larew@jll.com
(612) 217-6726

Eric Batiza, SIOR

eric.batiza@jll.com
(612) 217-5123

This document is for informational purposes only and does not constitute an offer or acceptance of a lease. Any lease agreement must be in writing and signed by the landlord. No representations or warranties are made except as expressly stated in a signed lease. Information is provided "as is" and may be subject to errors or change without notice.



LEASED BY

