

FOR SUBLEASE

Quadrant Building

1,951 SF OFFICE



Dan Lofgren, SIOR

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FORTE

REAL ESTATE PARTNERS

PROPERTY FEATURES

Quadrant Building | 7100 Northland Circle North, Brooklyn Park

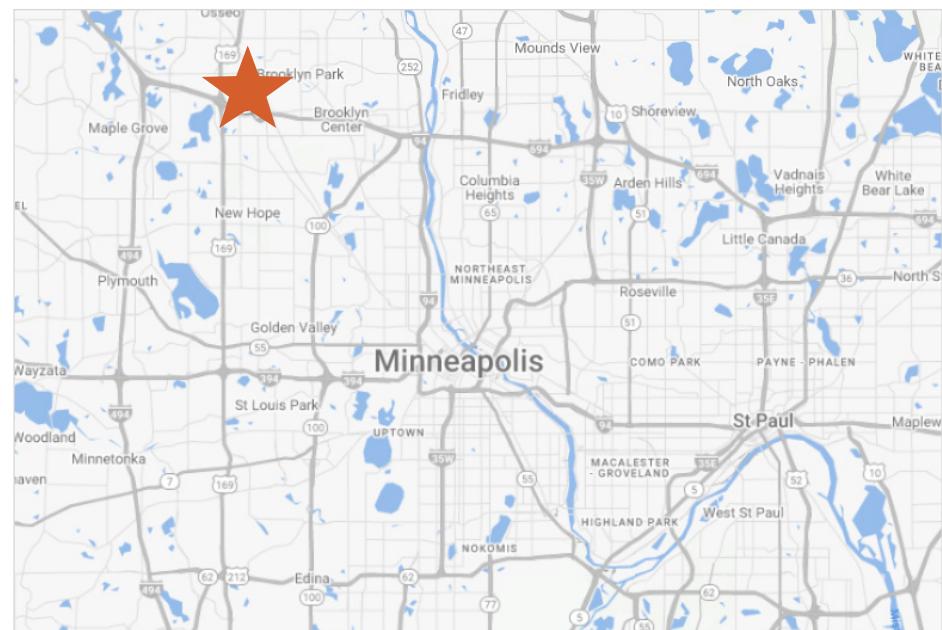
Building Information

| | |
|-----------------|--------------------|
| Building Size | Approx. 122,703 SF |
| Land Size | 6.54 Acres |
| Space Available | 1,951 SF |
| Year Built | 1985 |
| Floors | 4 |

Sublease Terms

| | |
|------------------|---|
| Rental Rate | Negotiable |
| Lease Expiration | 3/31/30 * Landlord open to a longer lease term |
| 2026 Tax/CAM | Tax- \$2.74/SF CAM- \$9.79/SF |

- Business park located just off of I-694 with easy access to Highway 610 and Interstate 94
- Building includes fitness facility, conference room, large training room
- Recent updates include new lighting, carpet and paint
- Furniture available
- 4 story building built in 1985, with renovations made in 2016
- Great location in Brooklyn Park near hotels, and retail



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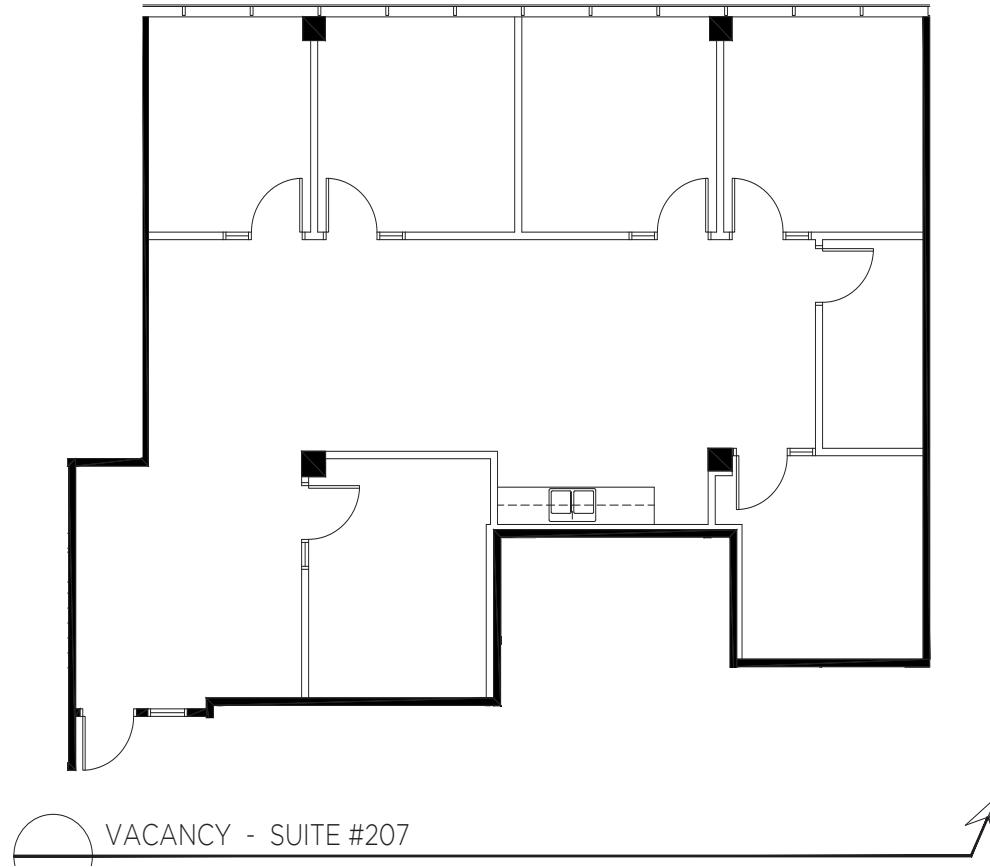
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FLOOR PLAN

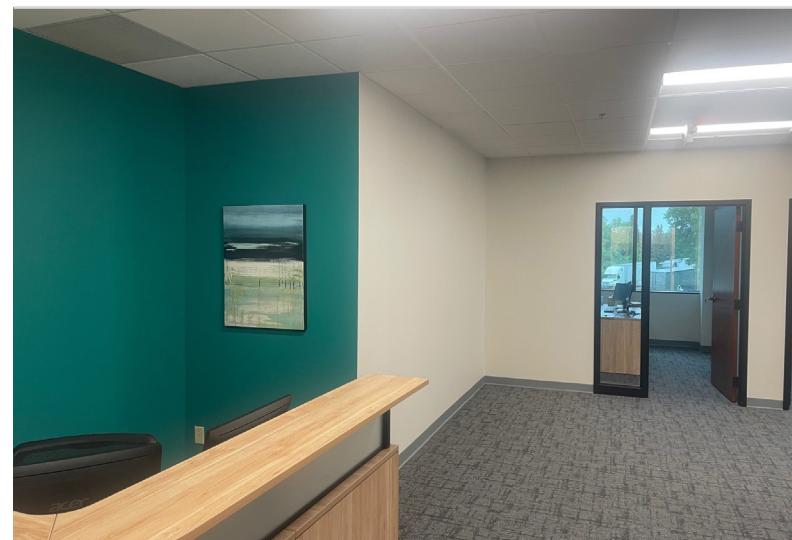
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PHOTOS

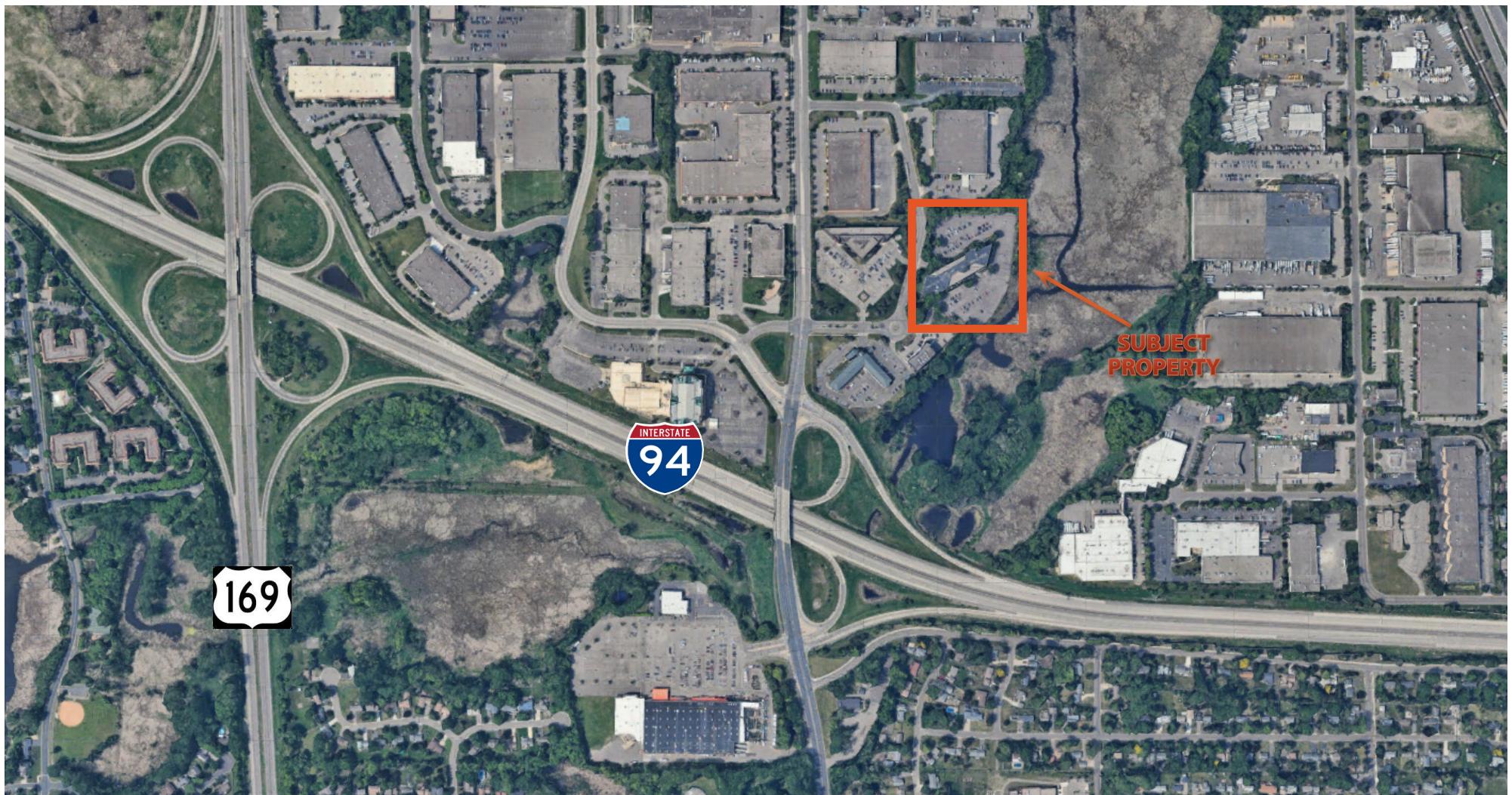
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AERIAL VIEW

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DEMOGRAPHICS

Quadrant Building | 7100 Northland Circle North, Brooklyn Park



6,922

Total Businesses



105,839

Total Employees

KEY FACTS

243,843

Population

38.1

Median Age

2.6

Average Household Size

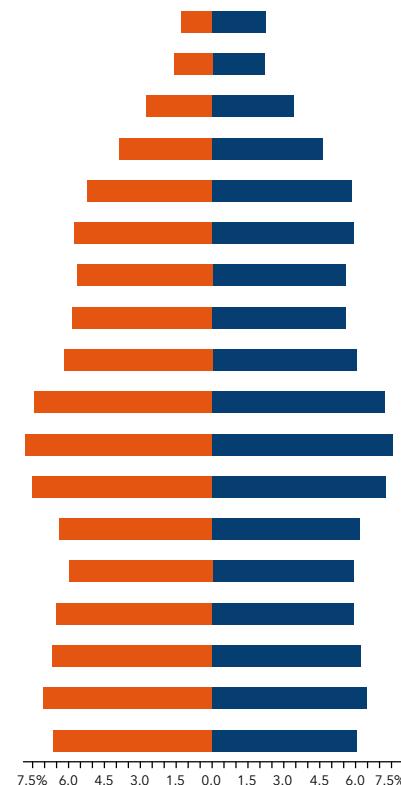
\$95,307

Median Household Income

This infographic contains data provided by Esri, Esri-Data Axle.
The vintage of the data is 2025, 2030.

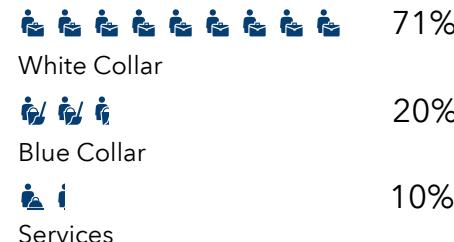
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AGE PYRAMID



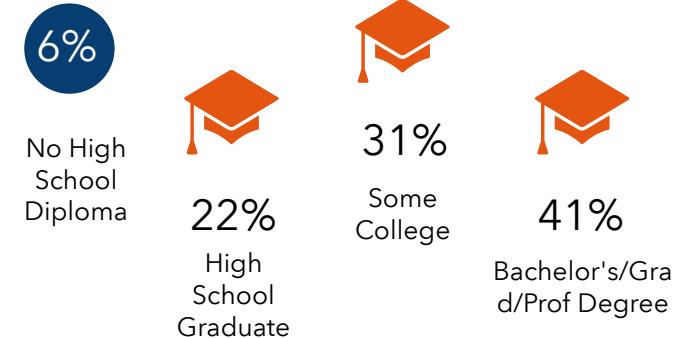
EMPLOYMENT & EDUCATION

EMPLOYMENT



3.6%
Unemployment Rate

EDUCATION



Data reported within 5 mile radius

The information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.

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