

# FOR LEASE

## Hudson Square Business Center 7876 Hudson Road, Woodbury, MN 55125



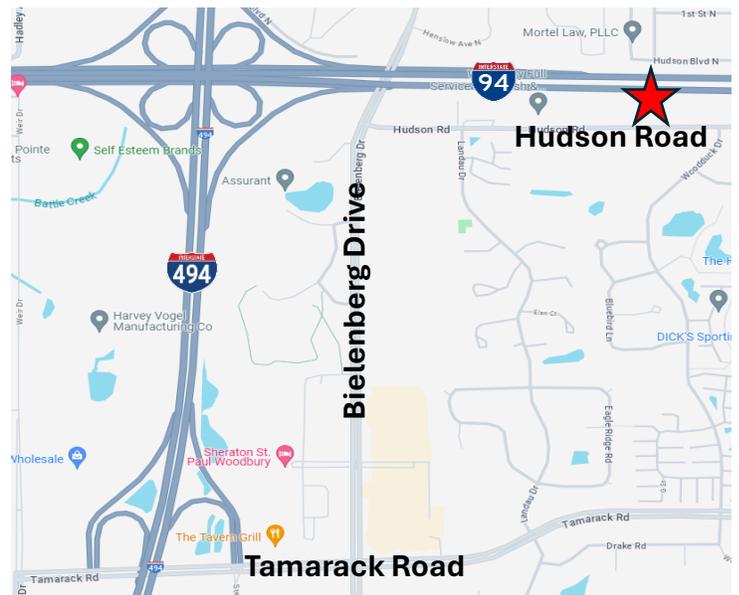
### LISTING DETAILS

- Building Size: 10,573 SF
- Year Built: 1993
- Available SF: 738-3,054 SF
- Lease Rate: \$16.00 /SF (NNN)
- 2026 Est. CAM: \$3.83 /SF
- 2026 Taxes: \$3.17 /SF  
\$7.00 /SF
- Utilities: Electricity, Water, & Sewer included in CAM

### PROPERTY DETAILS

- On Interstate 94 with Freeway Signage
- Single-Level Multi-Tenant Office Building
- Efficient Office Build-Out
- Local Landlord
- New Top Golf and Main Event Nearby
- 5 Parking Spots per 1,000 SF

### LOCATION



Located off I-94 and Hudson Road



**CROSSROADS**  
PROPERTIES

Mark Young

D: 651-233-2435 | M: 651-307-2371

Zac Houle

D: 651-209-0520 | M: 651-248-7567

Joseph Dokken

D: 651-363-3598 | M: 651-395-0948

7250 Hudson Boulevard N, Suite 160, Oakdale, MN 55128

[www.crossroadsproperties.net](http://www.crossroadsproperties.net)

**FOR LEASE**

**Hudson Square Business Center**

**7876 Hudson Road, Woodbury, MN 55125**

**SITE PLAN**



**CROSSROADS**  
PROPERTIES

Mark Young

D: 651-233-2435 | M: 651-307-2371

Zac Houle

D: 651-209-0520 | M: 651-248-7567

Joseph Dokken

D: 651-363-3598 | M: 651-395-0948

7250 Hudson Boulevard N, Suite 160, Oakdale, MN 55128

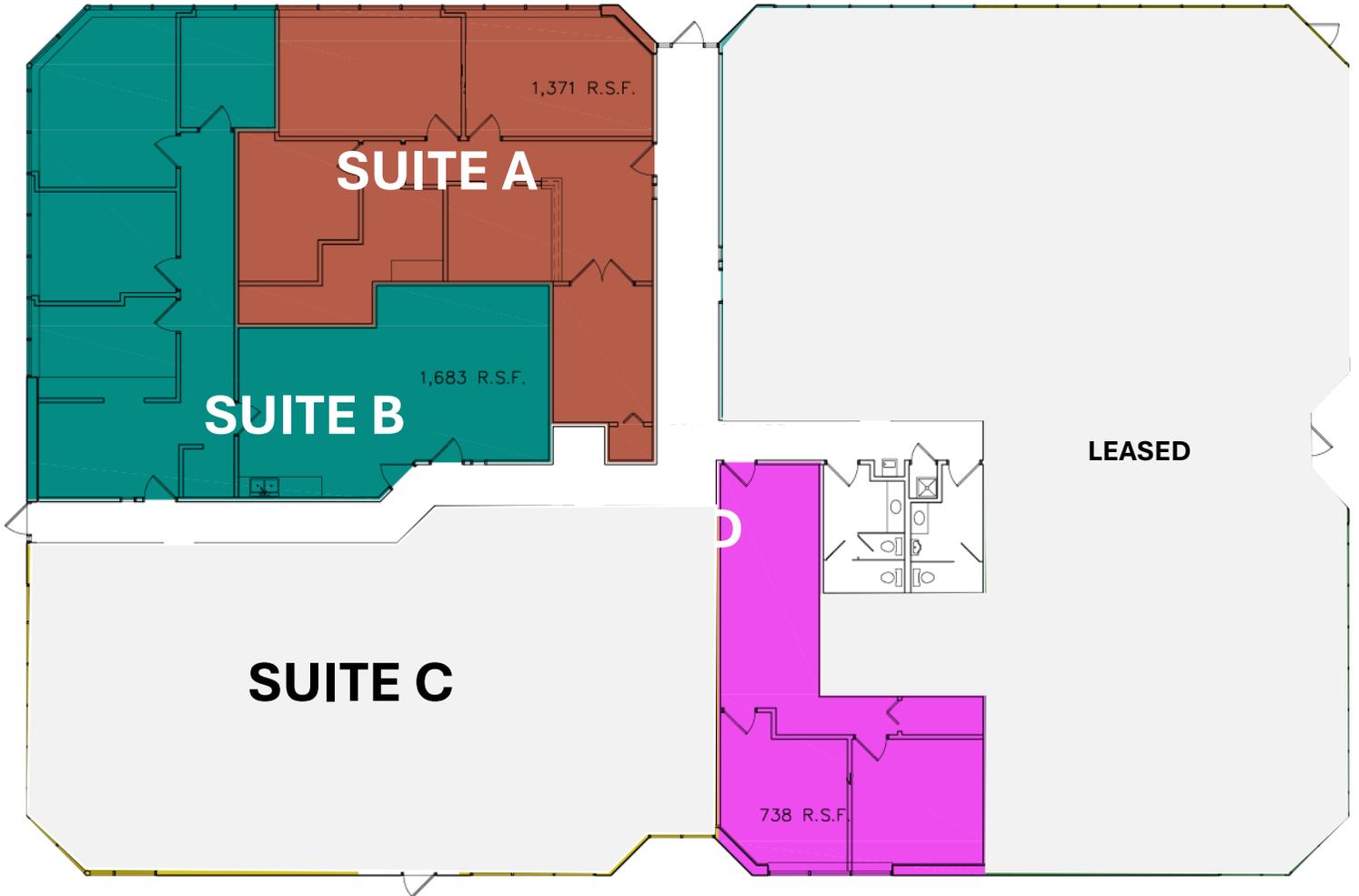
[www.crossroadsproperties.net](http://www.crossroadsproperties.net)

**FOR LEASE**

**Hudson Square Business Center**

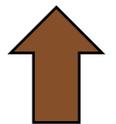
**7876 Hudson Road, Woodbury, MN 55125**

**FLOOR PLAN – (738 SF to 3,054 SF Available)**



- **Suite A:** 1,371 SF
- **Suite B:** 1,683 SF
- **Suites A & B:** 3,054 SF

- **Suite C:** LEASED
- **Suite D:** 738 SF



**NORTH**



**CROSSROADS**  
PROPERTIES

Mark Young

D: 651-233-2435 | M: 651-307-2371

Zac Houle

D: 651-209-0520 | M: 651-248-7567

Joseph Dokken

D: 651-363-3598 | M: 651-395-0948

7250 Hudson Boulevard N, Suite 160, Oakdale, MN 55128

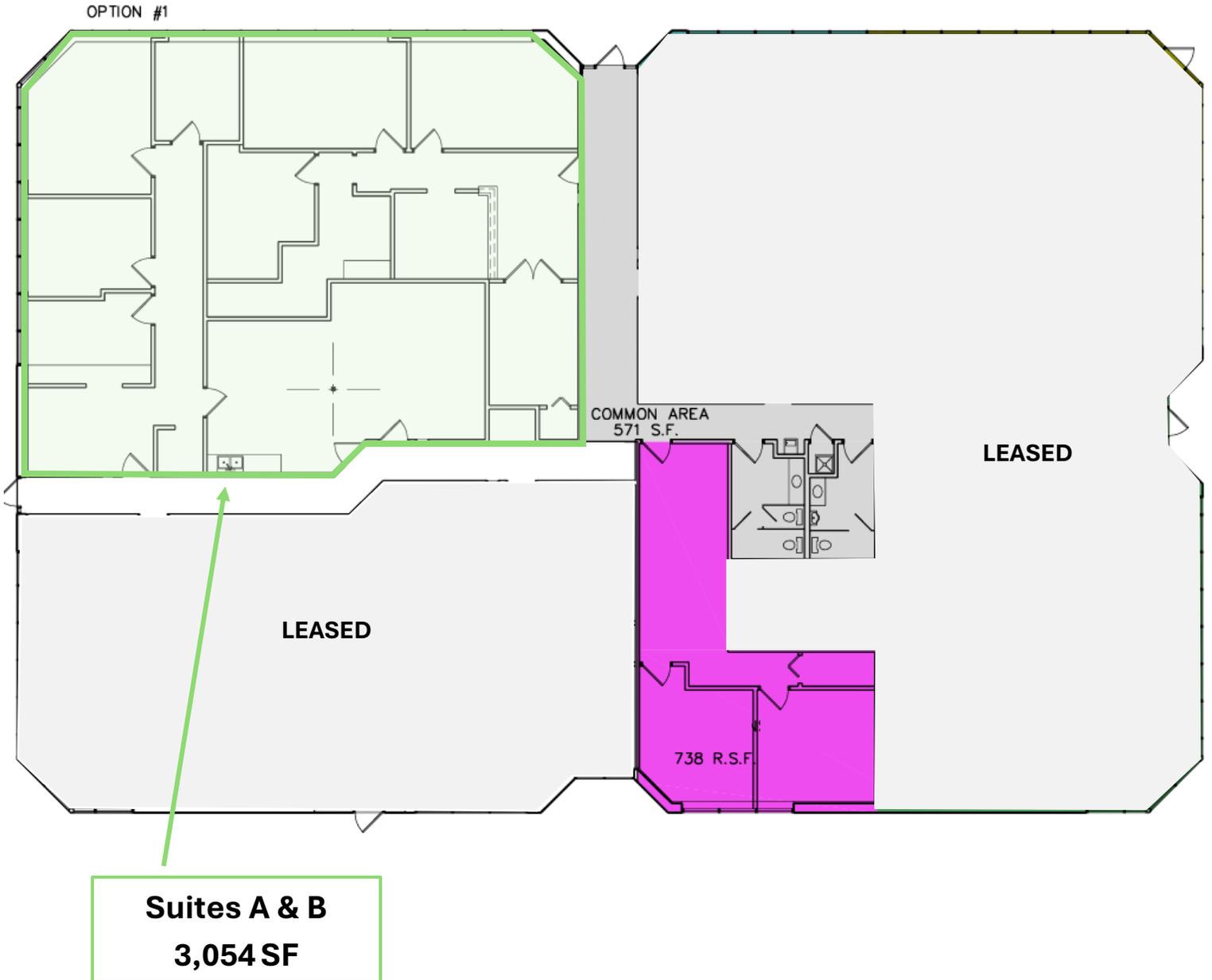
[www.crossroadsproperties.net](http://www.crossroadsproperties.net)

**FOR LEASE**

**Hudson Square Business Center**

**7876 Hudson Road, Woodbury, MN 55125**

**FLOOR PLAN – OPTION #1 (738 SF to 3,054 SF)**



Mark Young

D: 651-233-2435 | M: 651-307-2371

Zac Houle

D: 651-209-0520 | M: 651-248-7567

Joseph Dokken

D: 651-363-3598 | M: 651-395-0948

7250 Hudson Boulevard N, Suite 160, Oakdale, MN 55128

[www.crossroadsproperties.net](http://www.crossroadsproperties.net)