



# FOR LEASE

Executive Suites to 1,509 SF

**OFFICE BUILDING**  
2800 FREEWAY BLVD.  
BROOKLYN CENTER, MN 55429



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# PROPERTY HIGHLIGHTS

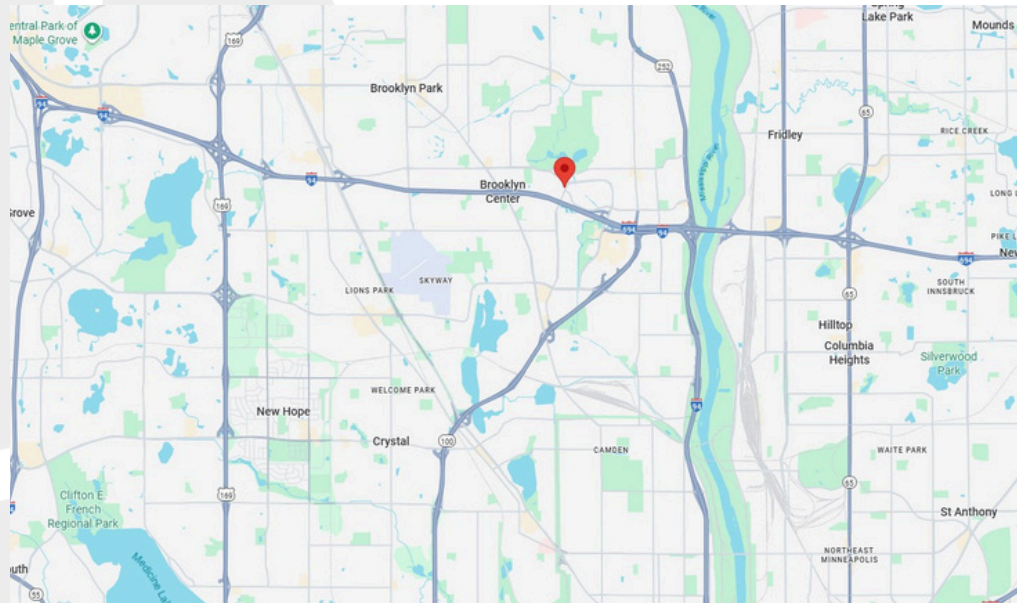
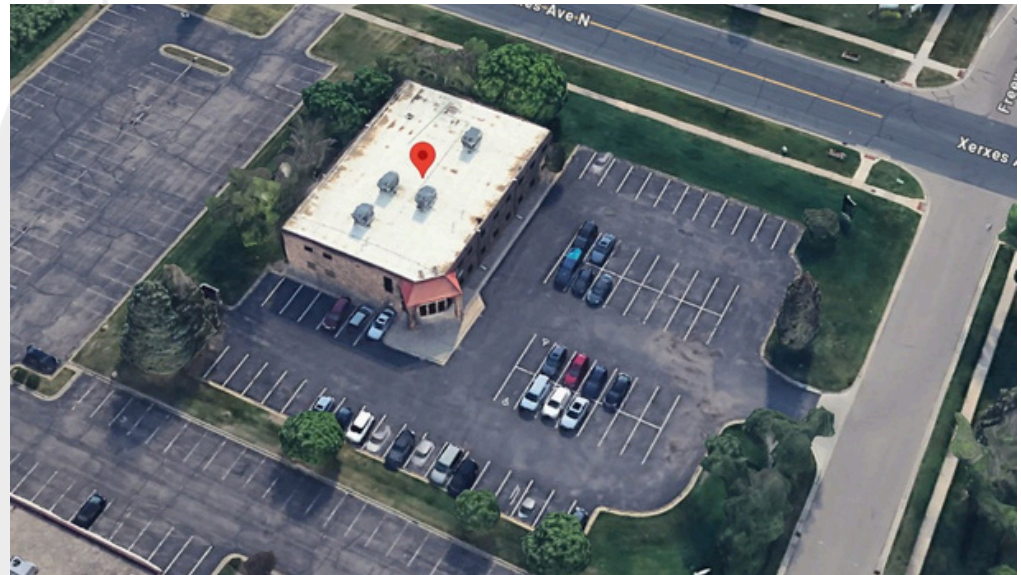
## Strategic Northwest Metro Location

2800 Freeway Boulevard offers a convenient, centrally located office address in the heart of the northwest Twin Cities. Positioned just off I-694 with quick access to Highway 100, Highway 252, and I-94, the property provides excellent connectivity throughout the metro area.

Located minutes from Downtown Minneapolis, the building is surrounded by a wide range of restaurants, retail, banking, and everyday conveniences, making it an attractive location for both employees and visitors. The property also benefits from strong public transit access, ample parking, and proximity to major business and employment centers throughout the northwest suburbs.

### Location Highlights

- Immediate access to I-694, Highway 100, Highway 252, and I-94
- Approximately 10 minutes from Downtown Minneapolis
- Centrally located within the northwest metro
- Nearby restaurants, retail, banking, and services
- Strong public transit accessibility
- Ample on-site parking
- Convenient access for employees, clients, and visitors



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# PROPERTY FACTS & FEATURES

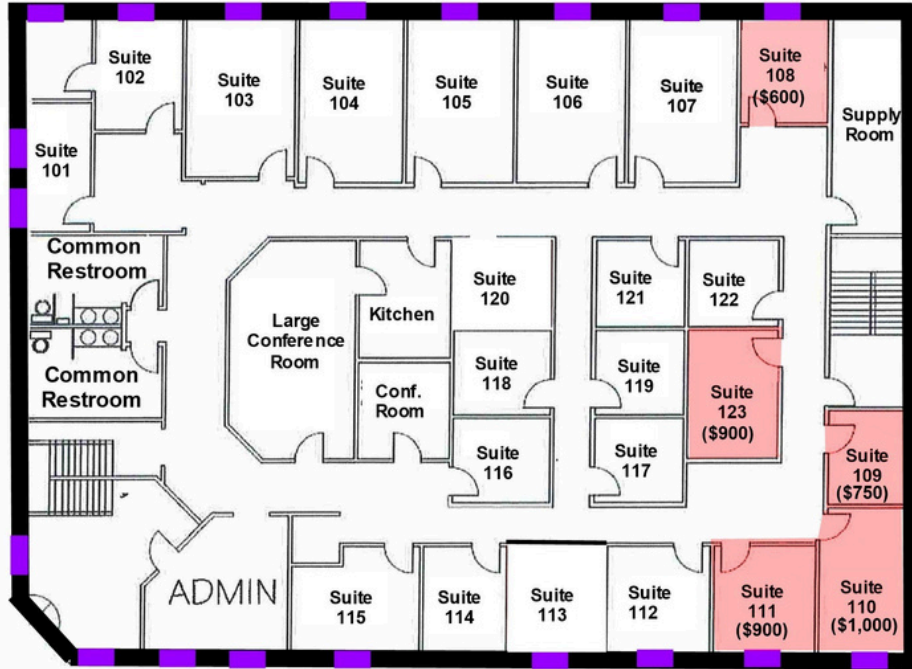
- This multi-tenant office building in Brooklyn Center, Minnesota offers great visibility and convenient access to I-694.
- The two-story, 14,000-square-foot masonry building was constructed in 1988 and features a spacious parking lot with 57 stalls.
- Inside, the property offers a vaulted-ceiling lobby with relaxing décor, along with a conference room and break room for shared use.
- A mix of executive office suites is available, as well as suites of 550 RSF, 1,060 RSF, and 1,509 RSF, providing flexible options for a variety of office users.



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EXECUTIVE SUITE

# FLOOR PLAN



## Available Suites

- Suite 108**                      **\$600 / month**
- Suite 109**                      **\$750 / month**
- Suite 110**                      **\$1,000 / month**
- Suite 111 & 123** **\$900 / month**



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2nd Floor Suites

# FLOOR PLAN



## Available Suites

Lease Rate:  
**NEGOTIABLE**

**Suite 204 - 1,509 RSF**

**Suite 206 - 1,060 RSF**



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# COMMON AREA PHOTOS



All information is from sources judged to be reliable. However, no warranty or representation is made as to its accuracy or completeness.

# CITY INFO

## BROOKLYN CENTER

LOCATED ALONG THE BANKS OF THE MISSISSIPPI RIVER, BROOKLYN CENTER IS 10 MINUTES FROM DOWNTOWN MINNEAPOLIS AND IS THE PERFECT PLACE TO EXPERIENCE THE EXCITEMENT OF BOTH THE METROPOLITAN AREA AND THE GREAT OUTDOORS. IT IS HOME TO THE HISTORIC HERITAGE CENTER AND THE STATE'S ONE AND ONLY TOPGOLF LOCATION! THE CITY HAS HOTEL OPTIONS TO FIT YOUR EVERY NEED, INCLUDING EMBASSY SUITES, COUNTRY INN & SUITES BY RADISSON, AND BEST WESTERN PLUS. WHEN YOU VISIT BROOKLYN CENTER, YOU CAN EXPLORE THE BEAUTY OF NORTH MISSISSIPPI REGIONAL PARK AND STEP BACK IN TIME FOR A NOSTALGIC MEAL AT 50'S GRILL.

BROOKLYN CENTER IS ONE OF THE MOST DIVERSE CITIES IN THE STATE AND THE MINNEAPOLIS NORTHWEST AREA, AND ITS DIVERSITY IS REFLECTED IN ITS WIDE VARIETY OF RESTAURANTS AND BUSINESSES. FROM AUTHENTIC AFRICAN FOOD TO JAMAICAN FLAVORS AND VIETNAMESE DELICACIES, YOU'LL TAKE YOUR TASTE BUDS ON AN ADVENTURE HERE! ENJOY KENYAN AND LIBERIAN RECIPES AT JAMBO AFRICA, CARIBBEAN FLAVORS AT NADIA'S JAMAICAN KITCHEN, AND TASTE THE GIANT EGG ROLL ON A STICK FROM QUE VIET VILLAGE HOUSE III, ANY TIME OF THE YEAR (IT'S A MINNESOTA STATE FAIR FAVORITE!).

EVEN WITH ITS CLOSE AND CONVENIENT PROXIMITY TO MINNEAPOLIS, BROOKLYN CENTER BOASTS SOME GREAT ESCAPES INTO NATURE, INCLUDING THE BEAUTIFUL PALMER LAKE PARK, A 271-ACRE BASIN WITH MORE THAN THREE MILES OF TRAILS AROUND THE LAKE AND SURROUNDING MARSHES; AND NORTH MISSISSIPPI REGIONAL PARK, WITH SPECTACULAR VIEWS OF THE MISSISSIPPI RIVER AND THE SURROUNDING WOODS AND PRAIRIE. THE PARK IS PART OF THE MISSISSIPPI RIVER PADDLE SHARE PROGRAM, GIVING YOU THE OPPORTUNITY TO RENT A KAYAK AND FLOAT DOWN THE RIVER. FOR MORE FRESH-AIR FUN, HEAD TO TOPGOLF WHERE YOU CAN ENJOY HIGH-TECH GOLF FUN YEAR-ROUND IN ONE OF ITS CLIMATE-CONTROLLED HEATING BAYS.

THERE'S NO BETTER PLACE FOR HOSTING A MEETING, EVENT, TRADESHOW, CONFERENCE OR SOCIAL EVENT THAN THE CHARMING HISTORICAL HERITAGE CENTER. THIS PREMIER CONFERENCE AND EVENT CENTER HAS PLENTY OF SPACE TO ACCOMMODATE A WIDE VARIETY OF EVENTS WITH ITS 40,000 SQUARE FEET OF EVENT SPACE AND 17 MEETING ROOMS. THE STATE-OF-THE ART EVENT CENTER IS ALSO CONVENIENTLY CONNECTED, VIA AN ENCLOSED WALKWAY, TO THE 175-ROOM EMBASSY SUITES MINNEAPOLIS - NORTH AND IS WALKABLE FROM THE NEARBY FAIRFIELD INN & SUITES MINNEAPOLIS NORTH.



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