

AIRPORT BUSINESS CENTER

BLOOMINGTON
MINNEAPOLIS

7830-7890 12th Ave S
Bloomington, MN



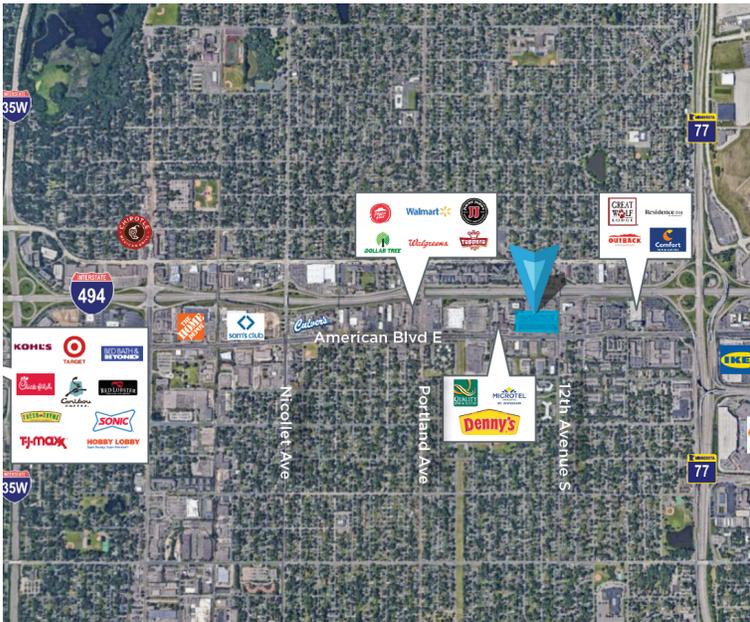
FOR LEASE

4,231 - 44,298 SF



LEASED BY

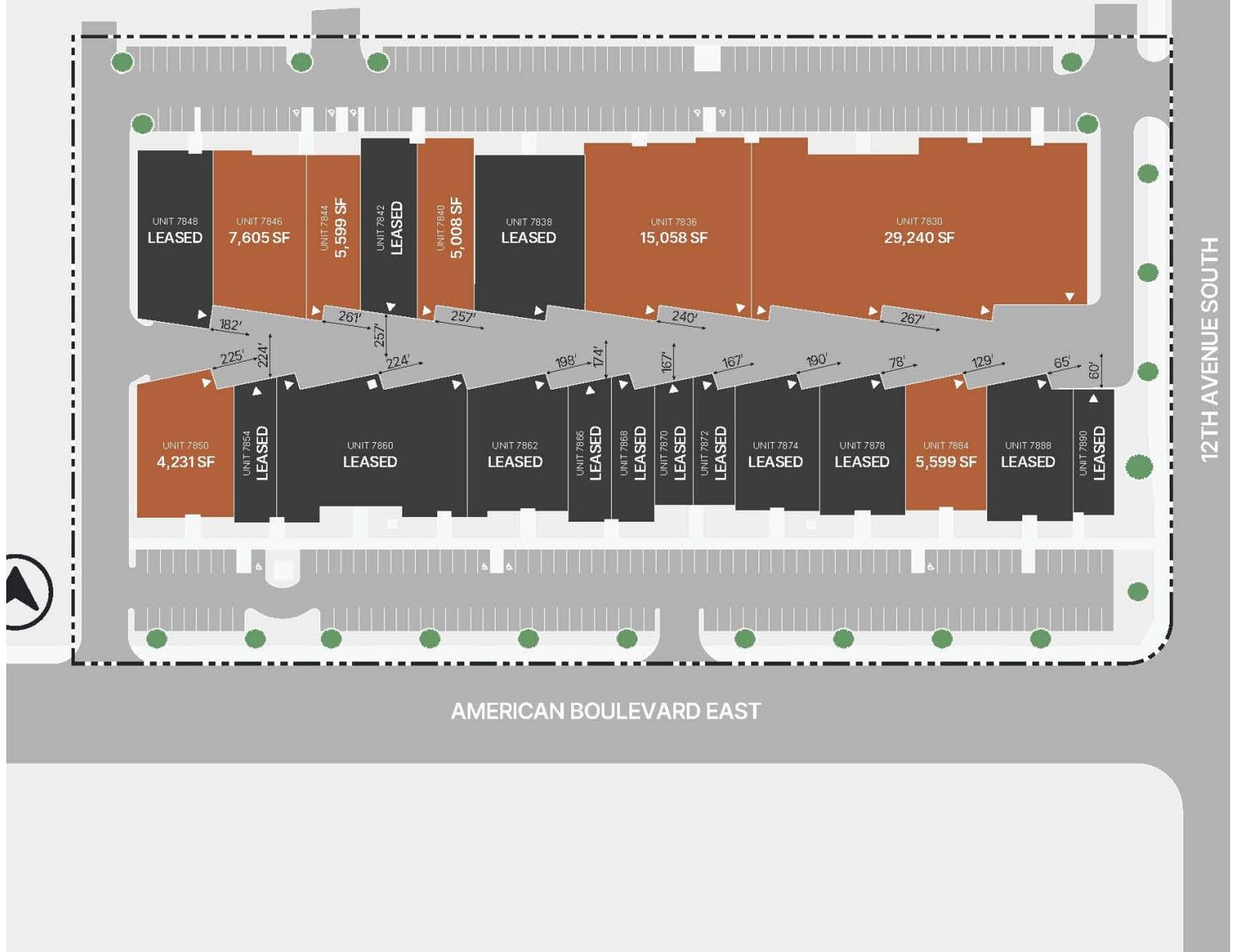




BUILDING SPECIFICATIONS

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 at 120/280 volt 3-phase - 800 Amps at 120/280 Volt 3-phase, power varies per suite
Lease Rate	Negotiable
2026 Tax/CAM	\$4.89 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



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

→ **Suite 7850**
 4,231 SF Total
 3,098 SF Warehouse
 1,133 SF Office
 Shared Dock Door

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

→ **Suite 7884**
 5,599 SF Total
 3,364 SF Warehouse
 2,235 SF Office
 One (1) Dock Door

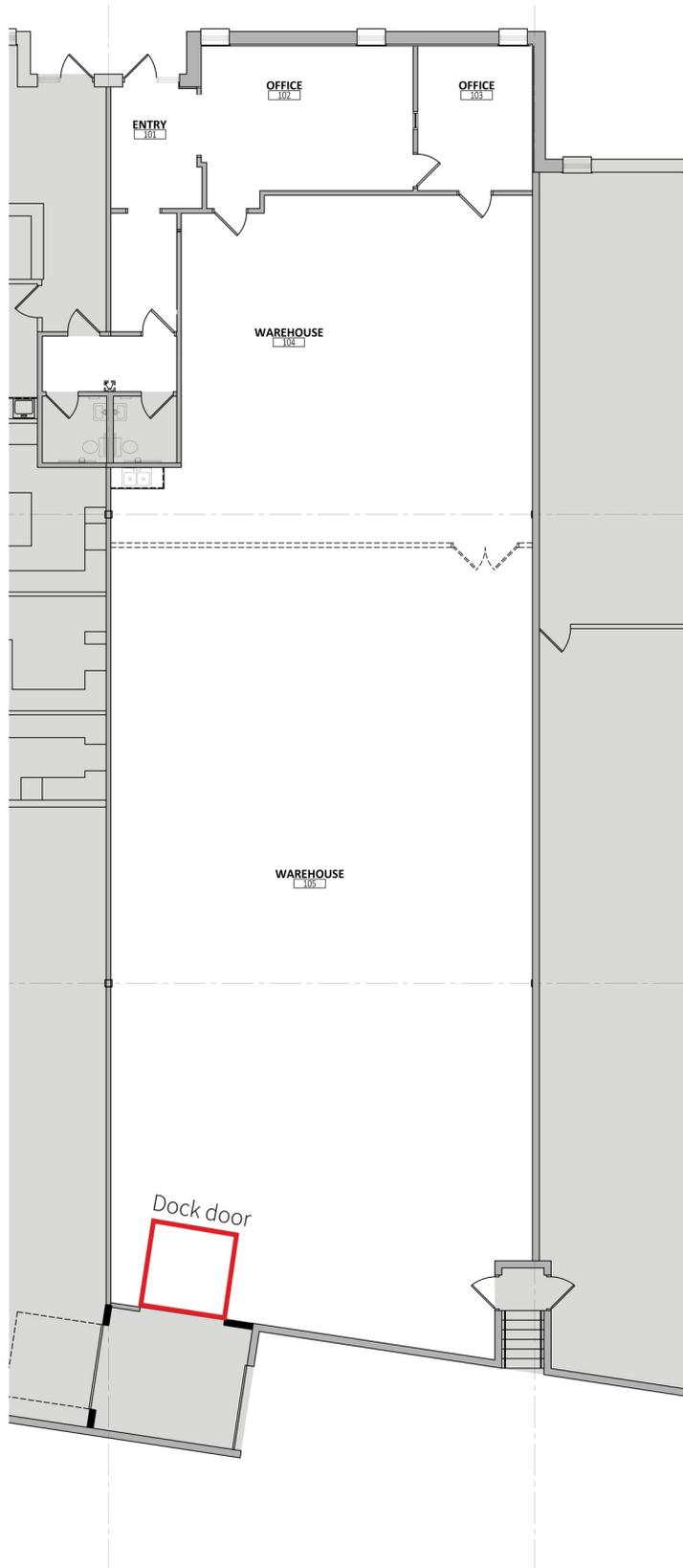
→ **Suite 7846**
 7,605 SF Total
 6,728 SF Warehouse
 887 SF Office
 Shared Dock Door

→ **Suite 7836**
 15,058 SF Total
 13,436 SF Warehouse
 1,622 SF Office
 Two (2) Dock Doors

→ **Suite 7830**
 29,240 SF Total
 24,166 SF Warehouse
 5,074 SF Office
 Four (4) Dock Doors

→ **Suite 7830-7836**
 44,298 SF Total
 37,602 SF Warehouse
 6,696 SF Office
 Five (5) Dock Doors

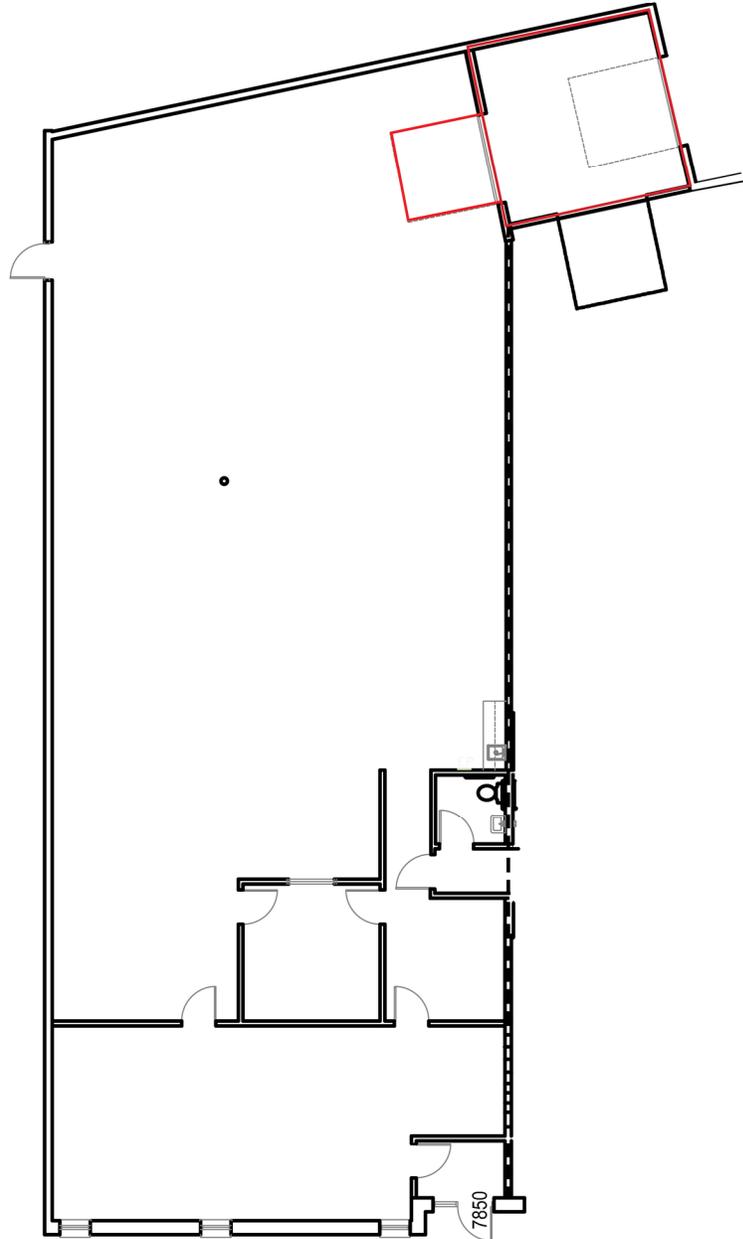
FLOOR PLAN



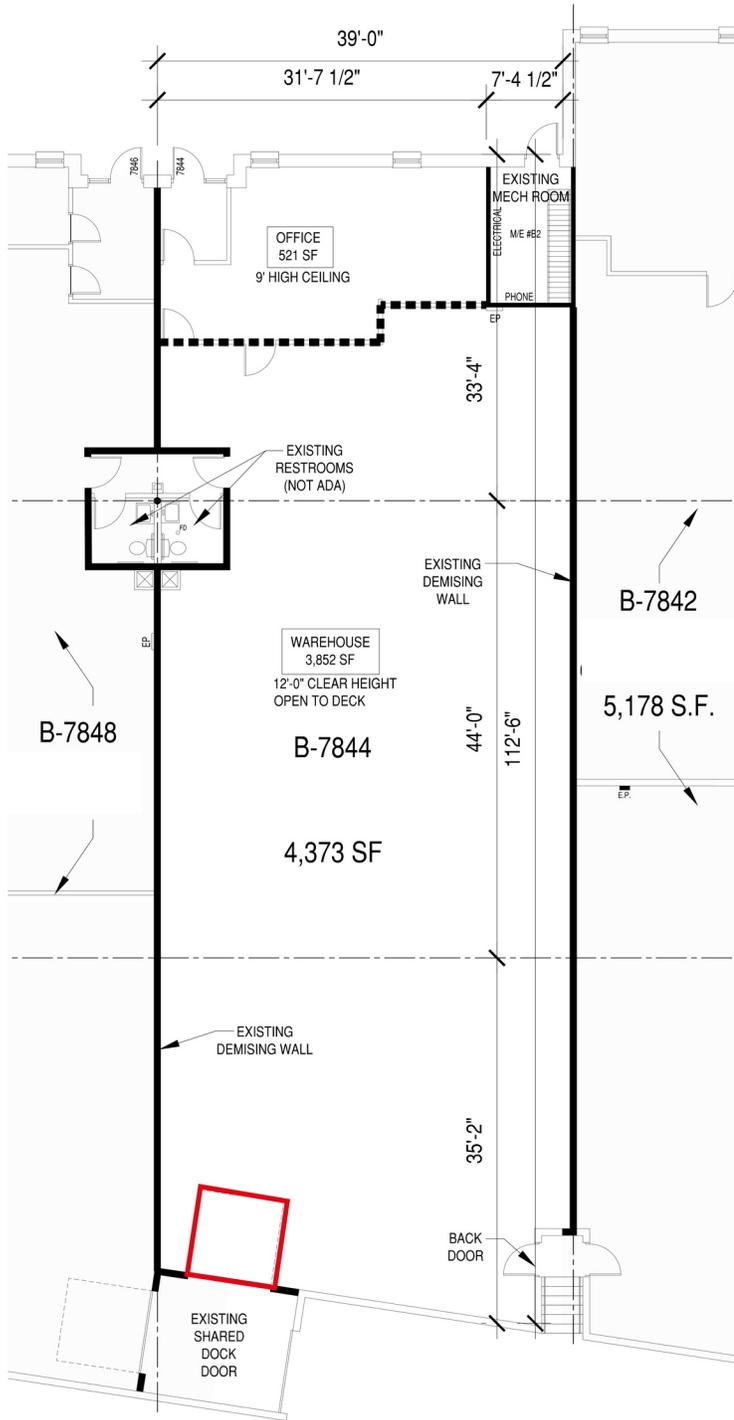
Suite 7840
5,008 SF Total
4,408 SF Warehouse
600 SF Office
One (1) Dock door

FLOOR PLAN

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



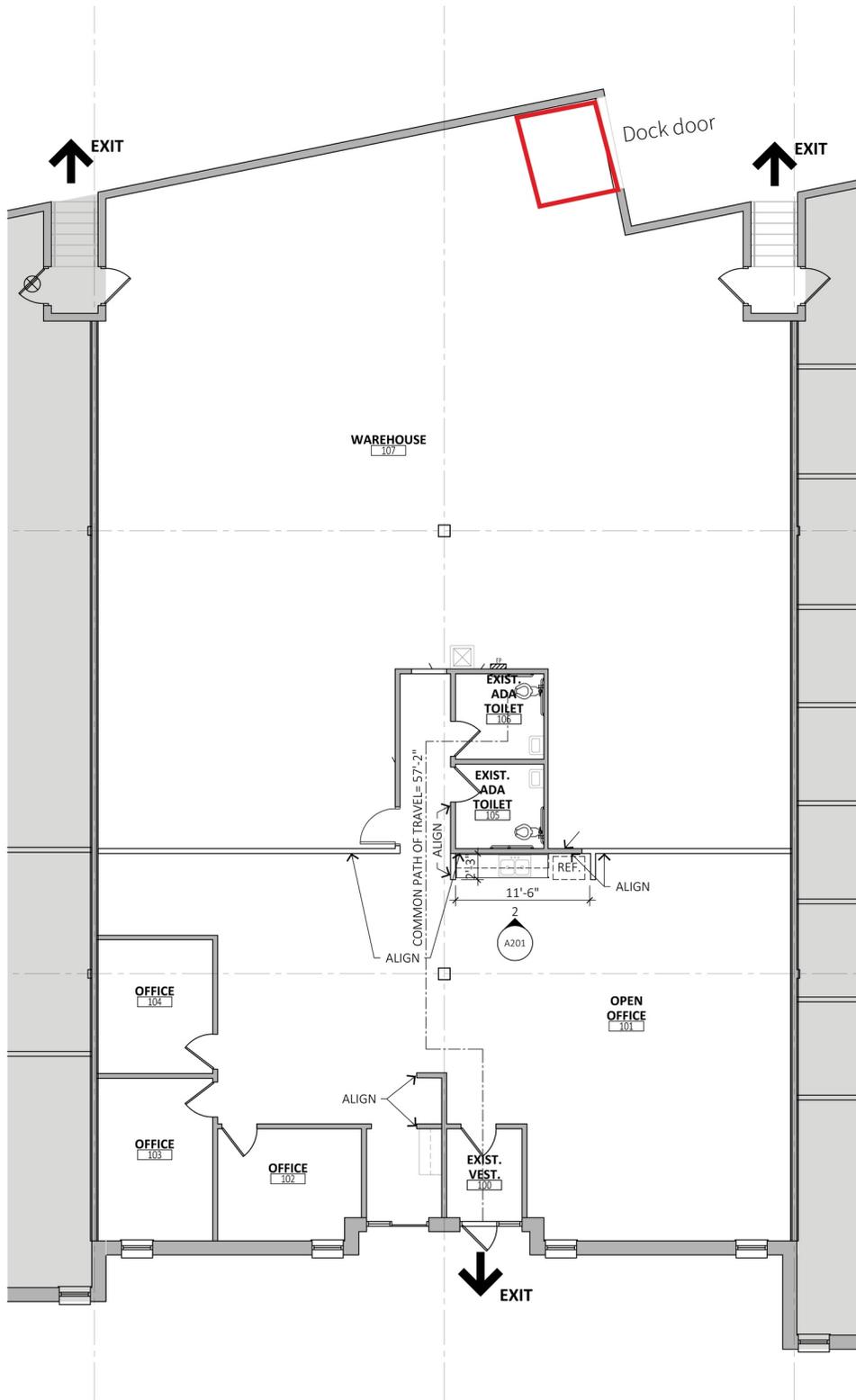
FLOOR PLAN



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

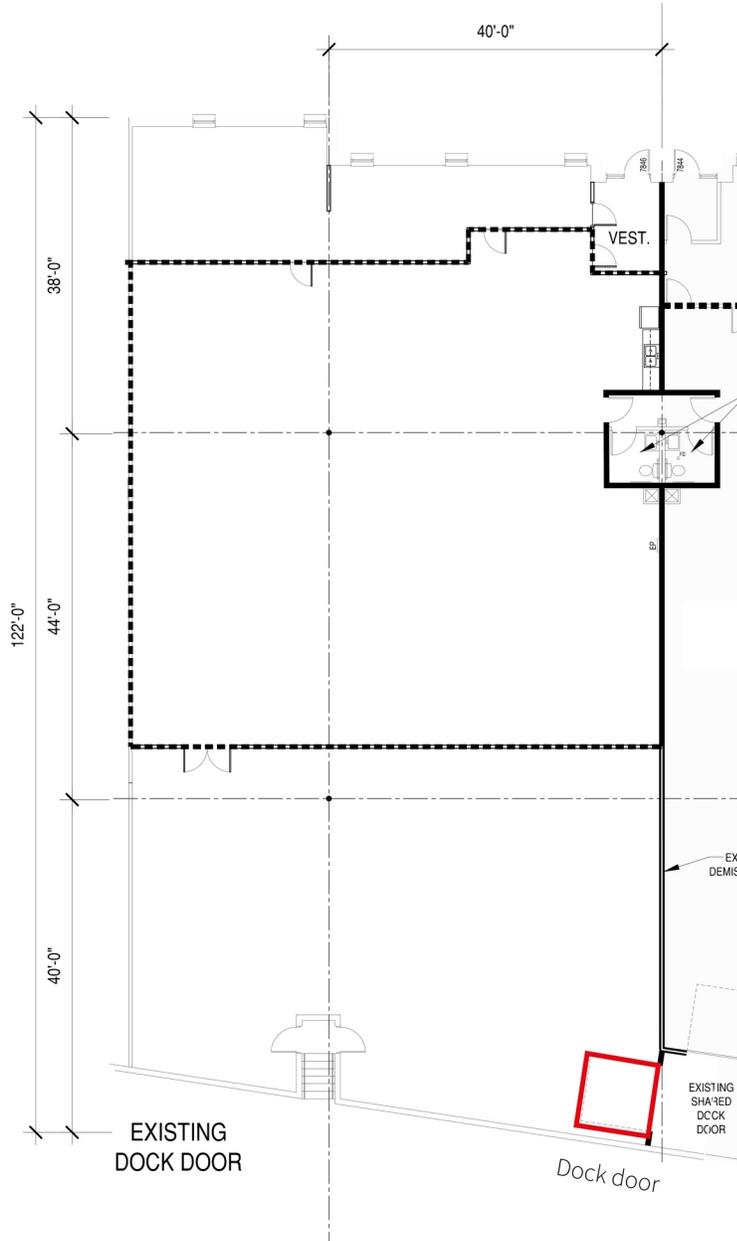
40'

FLOOR PLAN



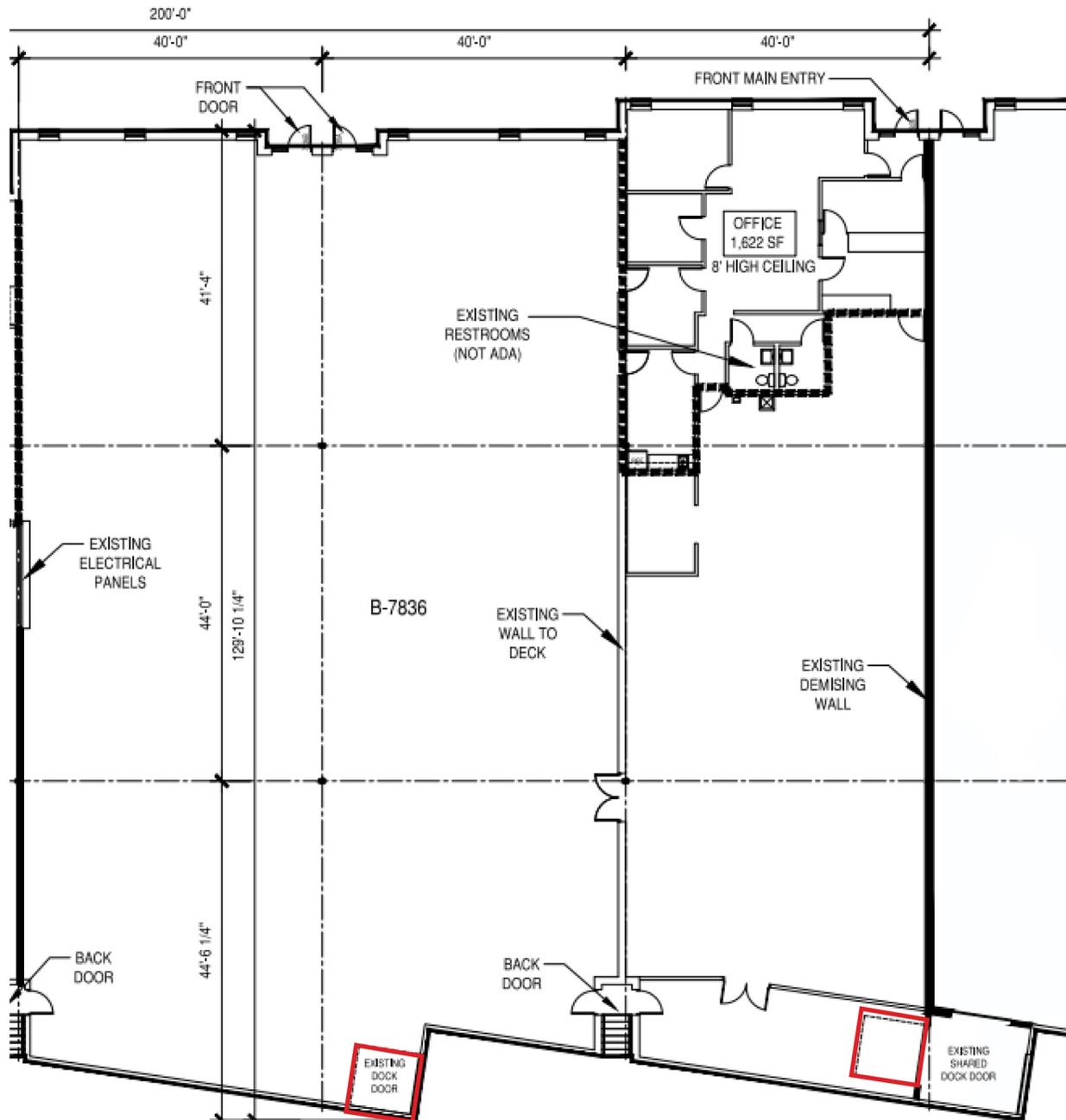
Suite 7884
5,599 SF Total
3,364 SF Warehouse
2,235 SF Office
One (1) Dock door

FLOOR PLAN



Suite 7846
7,605 SF Total
6,728 SF Warehouse
877 SF Office
One (1) Dock door (shared)

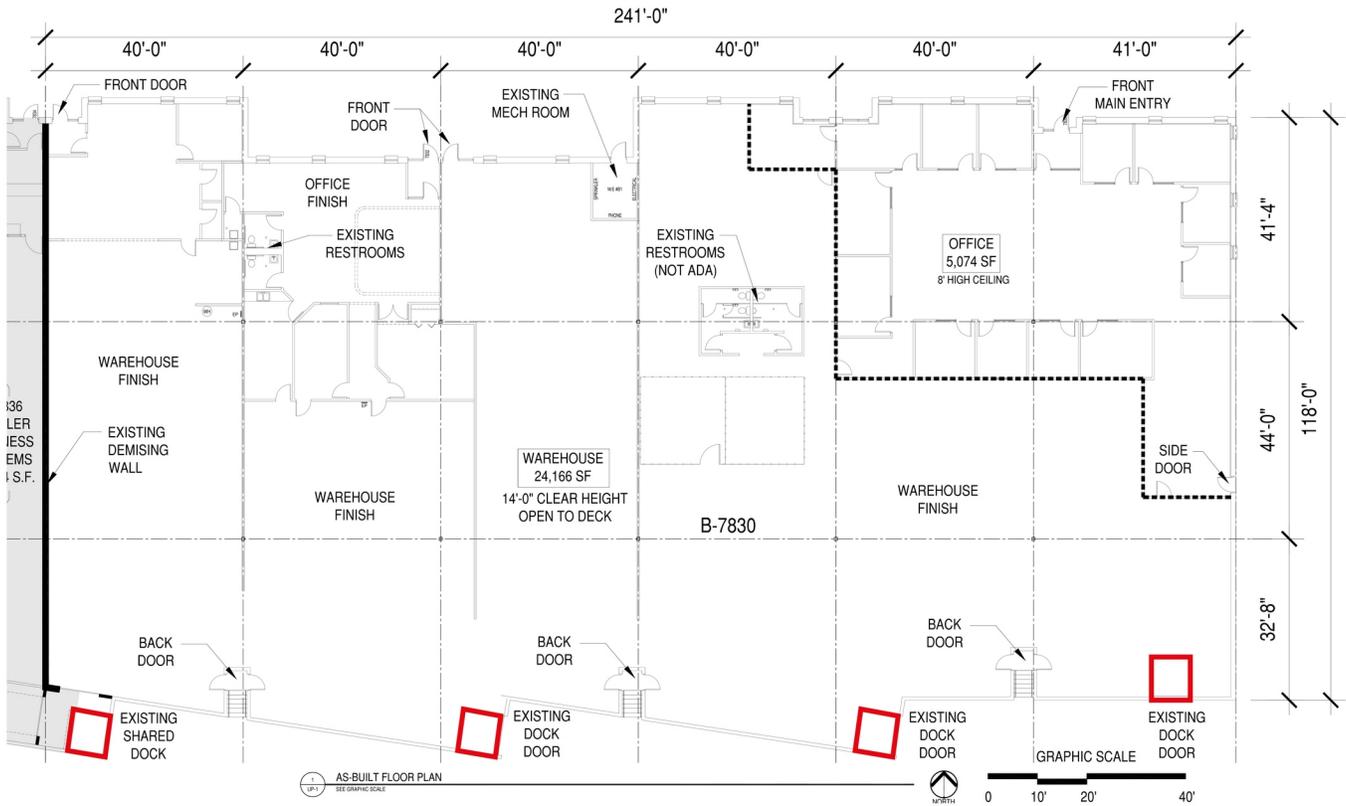
FLOOR PLAN



Suite 7836

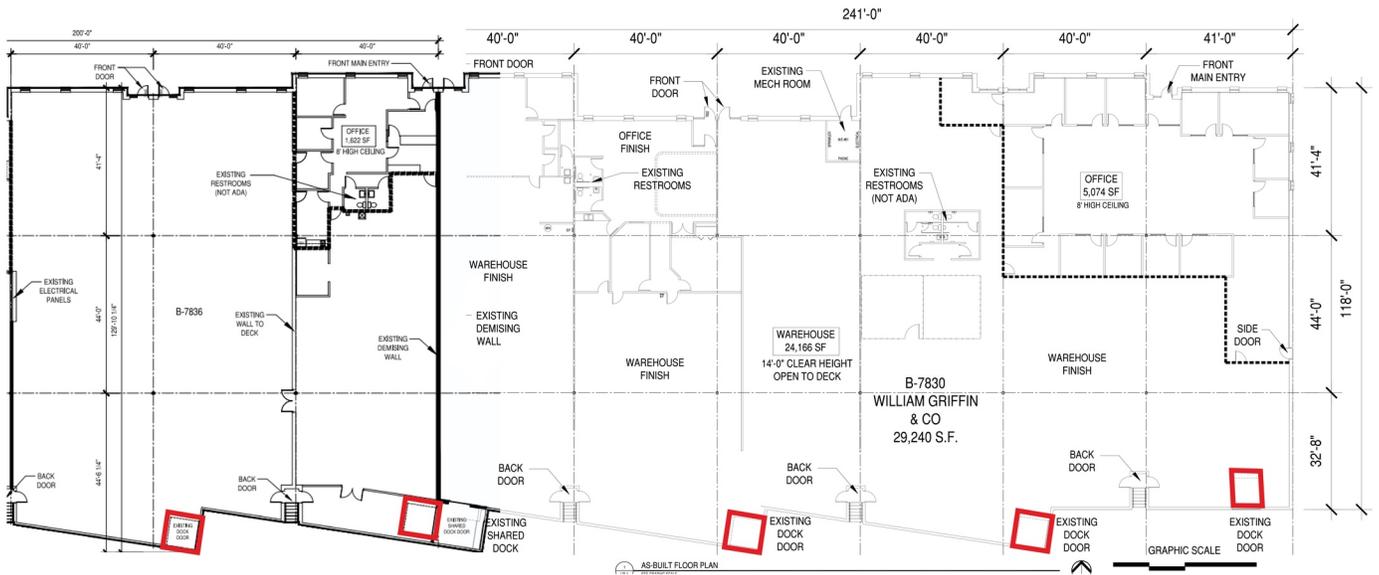
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13,436 SF Warehouse
1,622 SF Office
Two (2) Dock Doors
Available 4/1/2026

FLOOR PLAN



Suite 7830
 29,240 SF Total
 24,166 SF Warehouse
 5,074 SF Office
 Four (4) Dock Doors
 Available 6/1/2026

FLOOR PLAN



Suite 7830 - 7836

44,298 SF Total

37,602 SF Warehouse

6,696 SF Office

Five (5) Dock Doors

Available 6/1/2026

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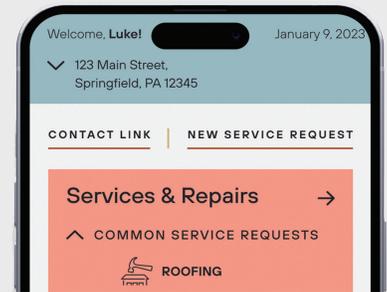


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CONTACT INFORMATION

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

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