

FOR LEASE

Owned and Operated by 

BROOKLYN BOULEVARD BUILDING

8301-8309 Brooklyn Blvd, Brooklyn Park, MN

7,442 SF



**LEASING INFO
& CONTACT**

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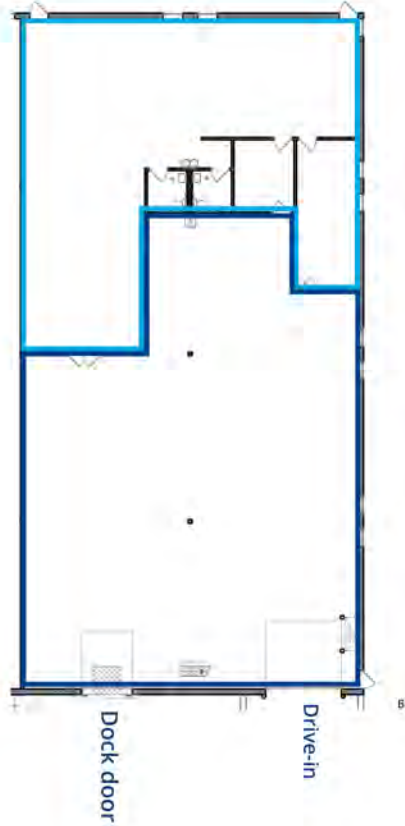
This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.



PROPERTY FACTS

Building SF	73,688 SF (across 2 bldgs)	Column Spacing	30' x 30'
Year Built	1973	Bay Depth	122'
Clear Height	18'	Lease Rates	Negotiable
Parking	60 stalls (1.09/1,000 SF)	CAM/Tax (2024)	\$4.37 PSF

FLOOR PLAN



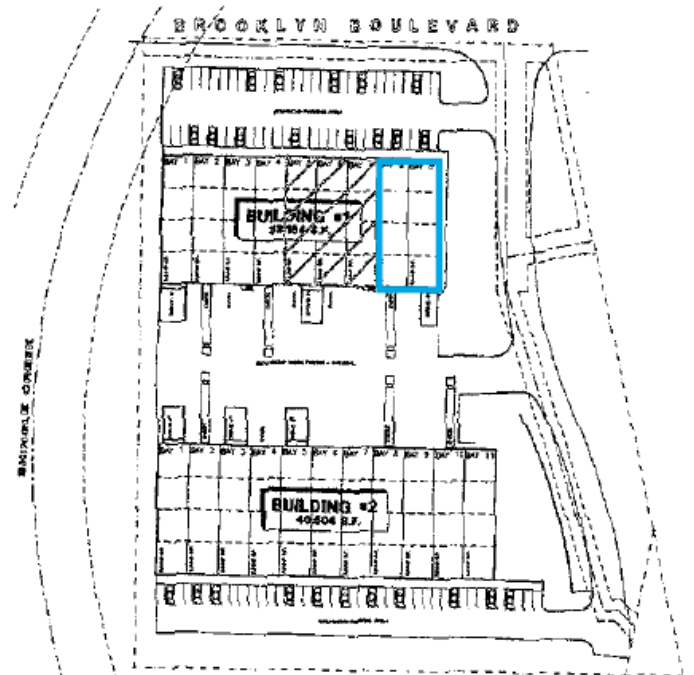
Suite 100
7,442 SF

-  2,919 SF Office
-  4,523 SF Warehouse

CURRENTLY AVAILABLE

Suite 100	7,442 SF Total
Office SF	2,919 SF Office
Warehouse SF	4.523 SF Warehouse
Loading	1 dock, 1 drive-in
Available	8/1/2025

SITE PLAN



OVERVIEW

Convenient Brooklyn Park location

Easy access to Highways I-94, 169 and I-494

18' clear height

Abundant parking

Business park setting

