

CBRE

FELTON PROPERTIES INC.  
REAL ESTATE OWNERSHIP AND MANAGEMENT

BERKSHIRE  
CORPORATE  
CENTER

# Class A Med Tech Showroom in the Heart of Plymouth

2300 BERKSHIRE LANE N, PLYMOUTH, MN 55441





PROPERTY HIGHLIGHTS

# Prime Location. Maximum Flexibility.

This adaptable single story building in the heart of Plymouth offers flexible floor plans, customizable spaces and easy access to nearby amenities and major highways. Experience the ideal blend of convenience, flexible build options and connected location at Berkshire Corporate Center.



INDUSTRIAL PARK BLVD

BERKSHIRE LN N

24TH AVE N

2300  
BERKSHIRE LN  
244,504 SF  
BUILDING

604'

402'

ANNAPOLIS LN N



Property Details



- + Prominent end cap space overlooking I-494
  - + Modern and creative finishes with large training room (100+ occupancy)
  - + Nice glass line along the south and west portion of the space
- 
- + Ideal combination of private offices, open cubes, kitchenettes and med tech space
  - + Med tech space consists of nitrogen lines, air lines, power drops at each station and redundant power

FLOORPLANS + AVAILABILITY

# Tailored Spaces, Customizable Solutions





CONCEPT PLANS

# Future-Forward Space, Designed for Innovation

Berkshire Corporate Center presents the opportunity for flexible new build options, offering unmatched adaptability for future users looking for a unique blend of office, warehouse, lab and production space, also supported by loading dock capabilities.

CLICK TO VIEW

CLICK TO VIEW

CLICK TO VIEW

CLICK TO VIEW





CLICK TO VIEW

CLICK TO VIEW



No.1



**In Medical Device  
Patents Among U.S.  
States Per Capita**

MEDICAL DESIGN &  
OUTSOURCING MAGAZINE, 2025

30K+



**People Employed in  
the Medical Device  
Industry**

MEDICAL DESIGN &  
OUTSOURCING MAGAZINE, 2025

Top 10



**Emerging United  
States Life Sciences  
Hub**

CBRE RESEARCH, 2025

No.1



**Top Ranked  
Hospital in the  
World**

MEDICAL DESIGN &  
OUTSOURCING MAGAZINE, 2025

No.1

Medtronic

**World's Largest  
Medical Device  
Company**

2025 REVENUE

600+



**Medical Device  
Establishments in  
Minneapolis/St. Paul**

MEDICAL DESIGN &  
OUTSOURCING MAGAZINE, 2025

MEDICAL ALLEY

**An Epicenter  
of Innovation**

Minnesota has long been known as Medical Alley,  
a specialized area of the country where strong talent,  
a start-up ecosystem, and innovation drivers all collide.  
Enabling healthcare innovation, elevating business progress  
and transforming health equity - Minnesota is always at the  
forefront of medical device and technology innovation.

ROLLOVER TO VIEW



MINNEAPOLIS / ST. PAUL

# HQ Magnet

With a well-educated workforce to pull from and a strong emphasis on innovation, Minnesota offers a conducive environment for companies to thrive. Its excellent transportation infrastructure also facilitates connectivity to national and international markets as a midwestern hub. The holistic characteristics of this destination categorize Minnesota as a destination for companies to flourish.

526,350

**Small Businesses Accounting  
for 99.5% of All Business in  
Minnesota**

US SMALL BUSINESS ADMINISTRATION

ROLL ON/OFF TO SWAP





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**Jim  
Freytag**

SENIOR VICE PRESIDENT

+1 612 701 4328

[jim.freytag@cbre.com](mailto:jim.freytag@cbre.com)

**Brian  
Wasserman**

SENIOR VICE PRESIDENT

+1 952 924 4681

[brian.wasserman@cbre.com](mailto:brian.wasserman@cbre.com)

**Tom  
Bennett**

SENIOR VICE PRESIDENT

+1 612 386 6108

[tom.bennett@cbre.com](mailto:tom.bennett@cbre.com)

**Julie  
Yeazle**

ASSOCIATE BROKER

+1 612 817 6315

[julie.yeazle@cbre.com](mailto:julie.yeazle@cbre.com)



**CBRE**

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