



Available SF:40,526

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Realtor/Owner Contact

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Property and Area Description

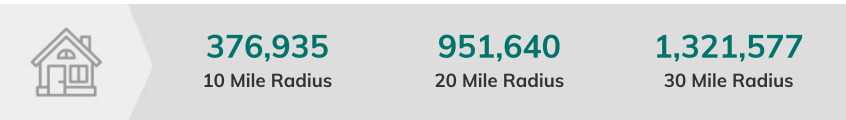
NorthPark Business Center contains four Class A industrial buildings and is located in Brooklyn Park’s newest and most sought-after location immediately northwest of Target’s corporate campus with excellent access to Hwy 169 and Hwy 610. Join other prominent nearby businesses such as Rust-Oleum, Boston Scientific, Frito-Lay, Sleep Number and CenterPoint Energy and benefit from the many amenities the surroundings offer. Building Size 201,200 SF Available - 12/1/2024 40,526 SF Total Office - 1,494 SF Warehouse - 39,032 SF • Divisible to 10,000, 20,000 or 30,000 SF Year Built 2018 Net Lease Rate Negotiable CAM & RE Taxes 2024: \$5.93 PSF (est.) Clear Height 28’ • Loading Six (6) dock-doors (9’ x 10’) - with levelers, bumpers and seals • More can be added • Drive-in can be added Immediate Access to Hwy 169 • 2 min. via 101st Ave N (Interchange) • 3 min. via 109th Ave N (Light) Dimensions 50’ x 50’; typical column spacing 200’; building depth 60’; concrete apron Parking 226 stalls • Ability to add another 94 Sprinkler ESFR System Lighting LED throughout Great corporate image, Prominent window line in office and clerestory windows in warehouse, Direct access to Rush Creek Trail System, Recently completed 101st interchange provides immediate access to Hwy 169 & quick access to Hwy 610 and I-94, Abundant parking, Immediate access to Blue Line Extension

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

Property Images



