



Building Type:	Industrial
Available SF:	39,944
Total SF:	39,944
Last Updated:	Aug 6, 2025

Economic Development Contact

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Realtor/Owner Contact

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Property and Area Description

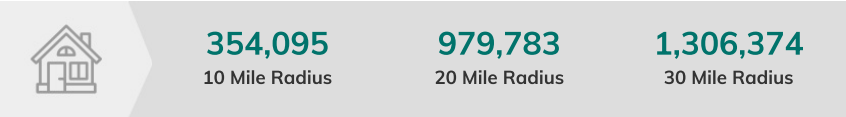
The Carlson Business Center is a cohesive eight-building mixed-use development featuring a classic exterior finish and 24-foot warehouse ceilings. Convenient access to I-494, Hwy 55, and I-394, the business center is located just 15 miles west of Minneapolis. The campus features abundant parking, on site maintenance, access to local trails and outdoor seating areas. AVAILABLE Suite 100 (26,765 SF Total) AVAILABLE NOW 6,073 SF Office 20,692 SF Warehouse Three (3) 8'x10' Docks One (1) Dock Includes Leveler, Bumpers & Seal Two (2) Docks Include Bumpers & Seals Can Add One (1) Additional Dock Suite 700 (13,179 SF Total) AVAILABLE MAY 1, 2026 4,380 SF Office 6,650 SF Tech Area 2,149 SF Warehouse Two (2) Docks 2025 CAM/TAX \$2.10 psf CAM \$3.33 psf Tax \$5.43 psf Total RATE Negotiable

Population



Source: ESRI®, 2024

Households



Source: ESRI®, 2024

Transportation

Rail Served: No
Rail Accessible: No
Rail Infrastructure in Place: Unknown

Utilities

Electric: Xcel

Property Images

