



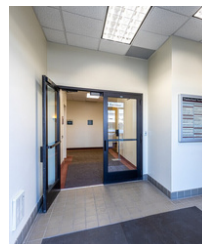
Premium Assets

- ✓ Direct Interstate & Highway Access
- ✓ 8' x 10' Clearance Loading Dock
- ✓ On-site Management and Maintenance
- ✓ Ample Fleet Parking
- ✓ Air Conditioned Warehouse Area

Industrial Space for Lease

2,560 SQFT AVAILABLE

Timber Grove 1
7308 Aspen Ln N Brooklyn Park, MN 55428
Office/Warehouse Suite





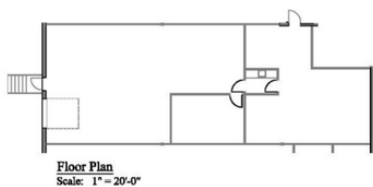
SUITE 153 FEATURES

A high-performance flex footprint built for businesses needing equal parts professional office space and climate-controlled storage. The layout combines multiple private offices, a kitchenette, and an air-conditioned, dock-loaded warehouse.

1,435 sqft Warehouse
1,125 sqft Office

Strategic Access to I-94, I-494/694, Hwy 169 & 610

Loading Dock Access, Private Offices, and a Kitchenette



Suite: 153
Office = 1,125 Sq. Ft.
Warehouse = 1,435 Sq. Ft.
Total = 2,560 Sq. Ft.



SUITE SPECIFICATIONS



FREE Conference Room



Central Heating and HVAC



24-Hour Access and Fitness Room



Kitchenette

SCHEDULE A
TOUR TODAY
AARON PETERSEN



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