

CLASS A OFFICE SPACE FOR SUBLEASE



10380 BREN RD W | MINNETONKA, MN 55343



BUILDING FEATURES



BUILDING SIZE
132,604 SF



CLASS
A



YEAR BUILT
1998



LOCATION
OFF HWY 169 & HWY 62
IN EDEN PRAIRIE



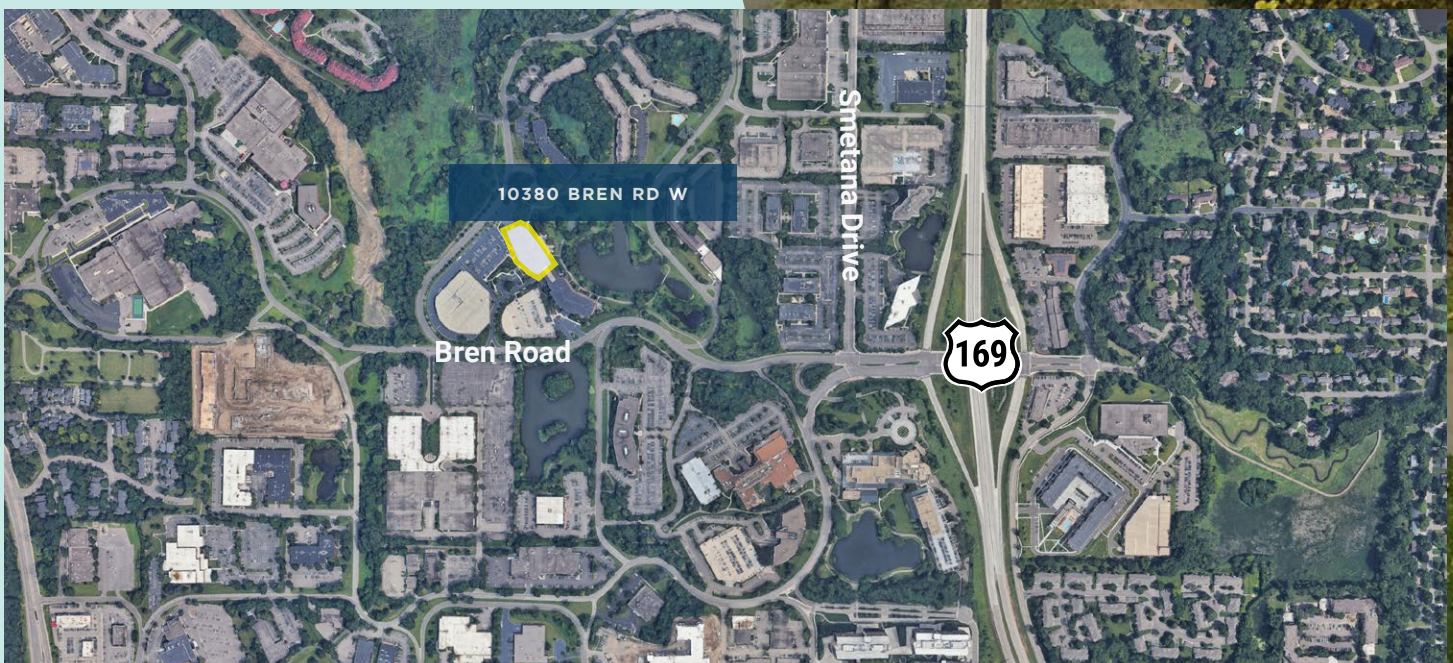
OF FLOORS
4



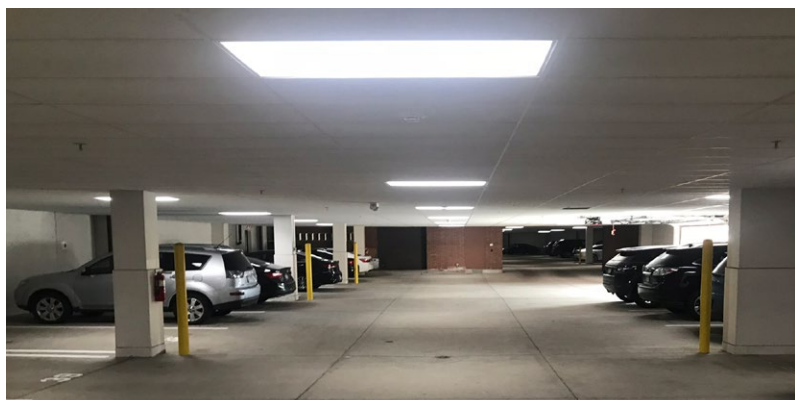
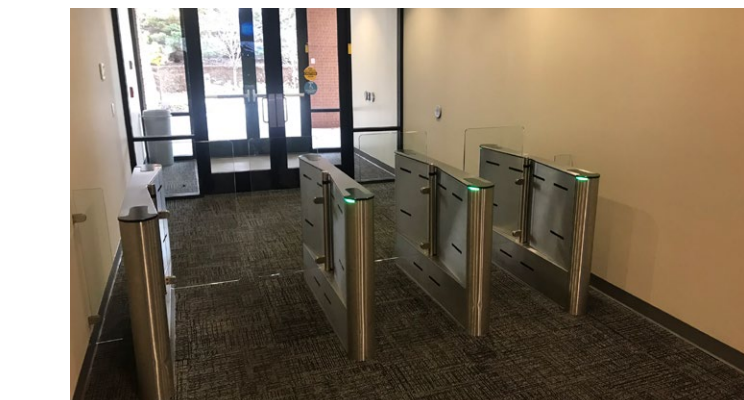
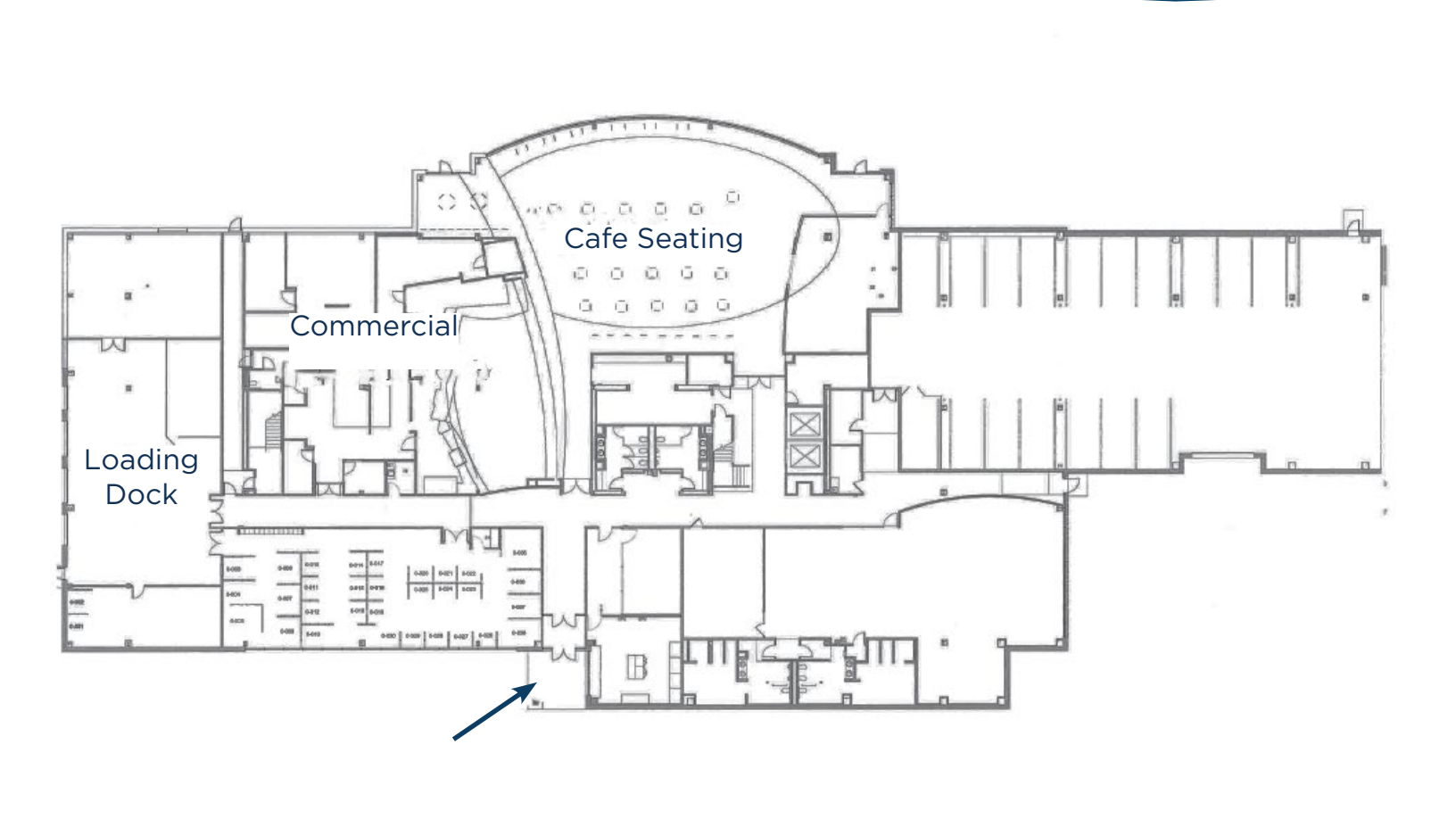
PARKING
660 SURFACE/COVERED
STALLS & 18 CLIMATE
CONTROLLED GARAGE
PARKING STALLS

PROPERTY HIGHLIGHTS

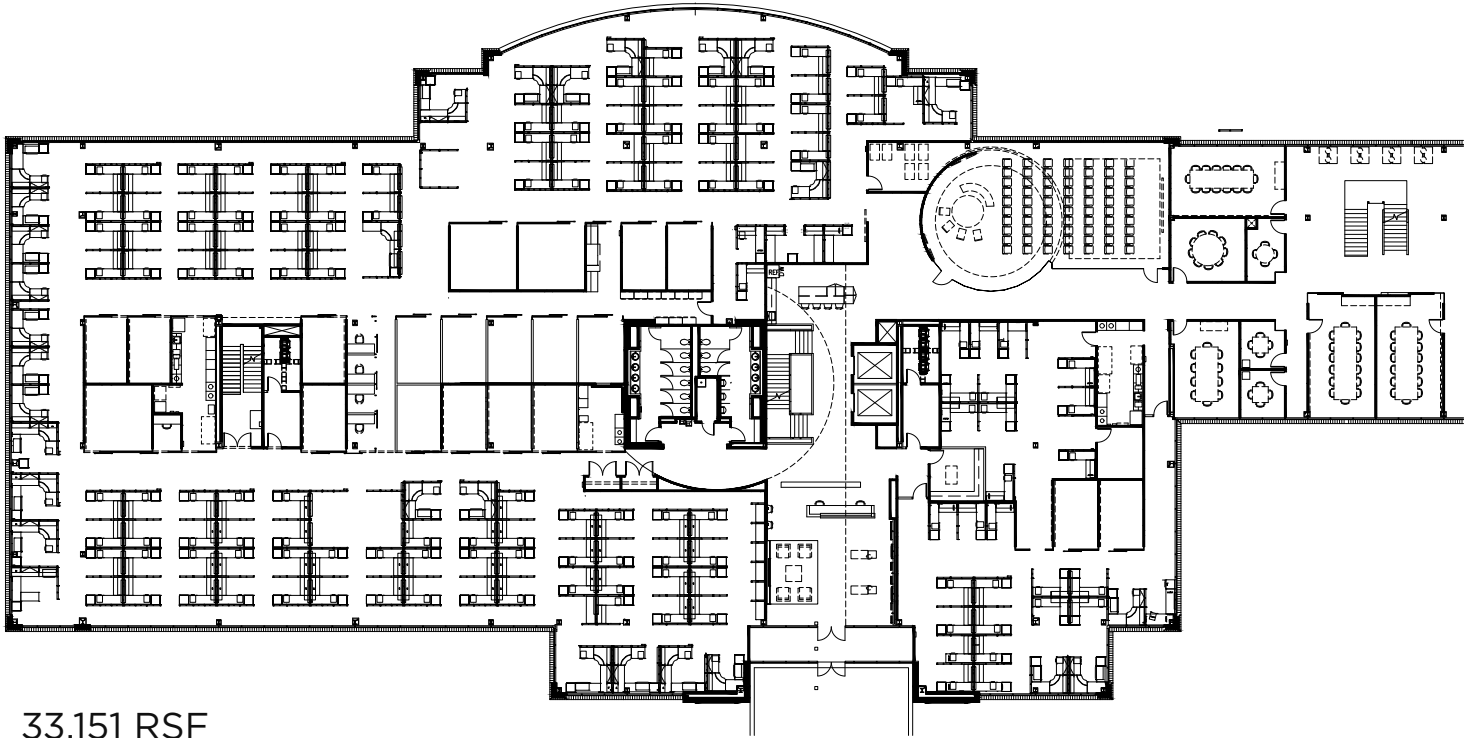
- Beautiful park setting with run/walk trails
- Patio overlooking Green Center Park
- Excellent building signage and branding opportunity
- Plug-and-play opportunity for users seeking flexibility or quick occupancy
- Nearby restaurant, coffee, hotel and retail amenities
- **Sublease term through 7/31/2026**



LOWER LEVEL



1ST FLOOR

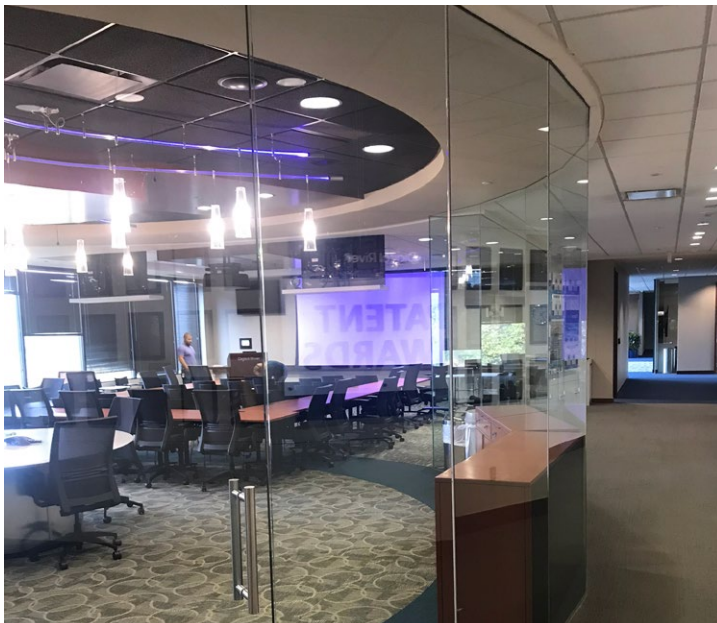


33,151 RSF

Seat Count

Offices: 21

Cubes: 198



2ND FLOOR

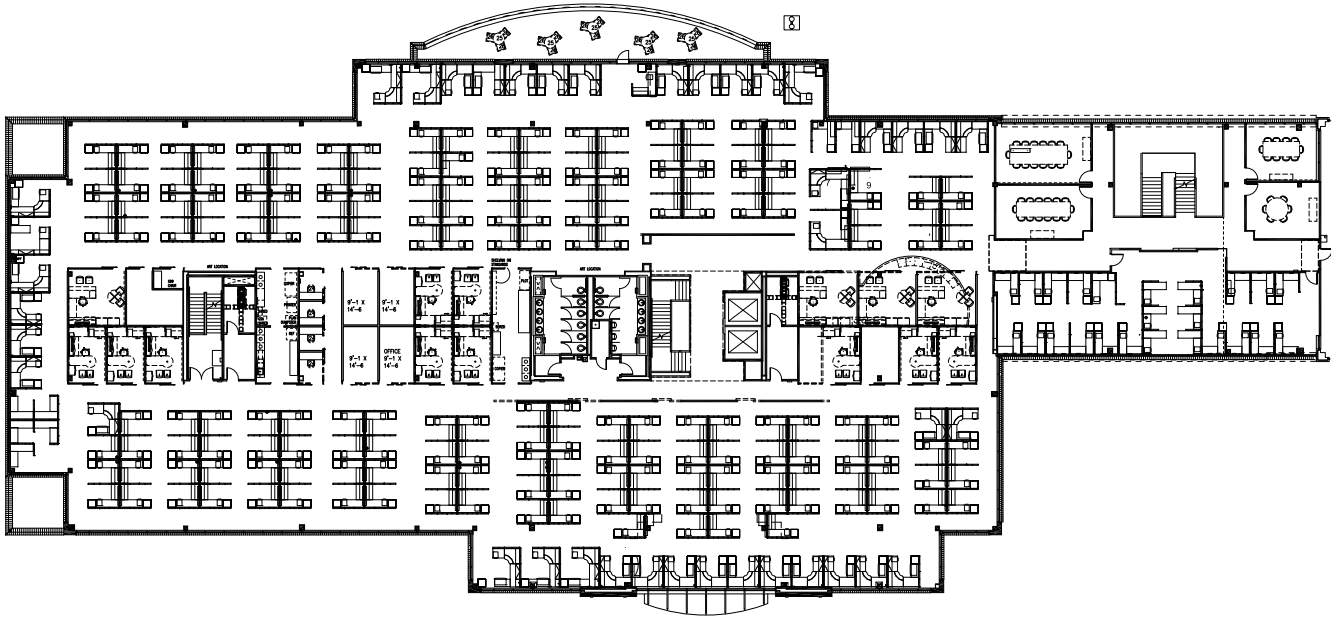
33,151 RSF

Seat Count

Offices: 19

Cubes: 196

Collaborative: 52



3RD FLOOR



33,151 RSF

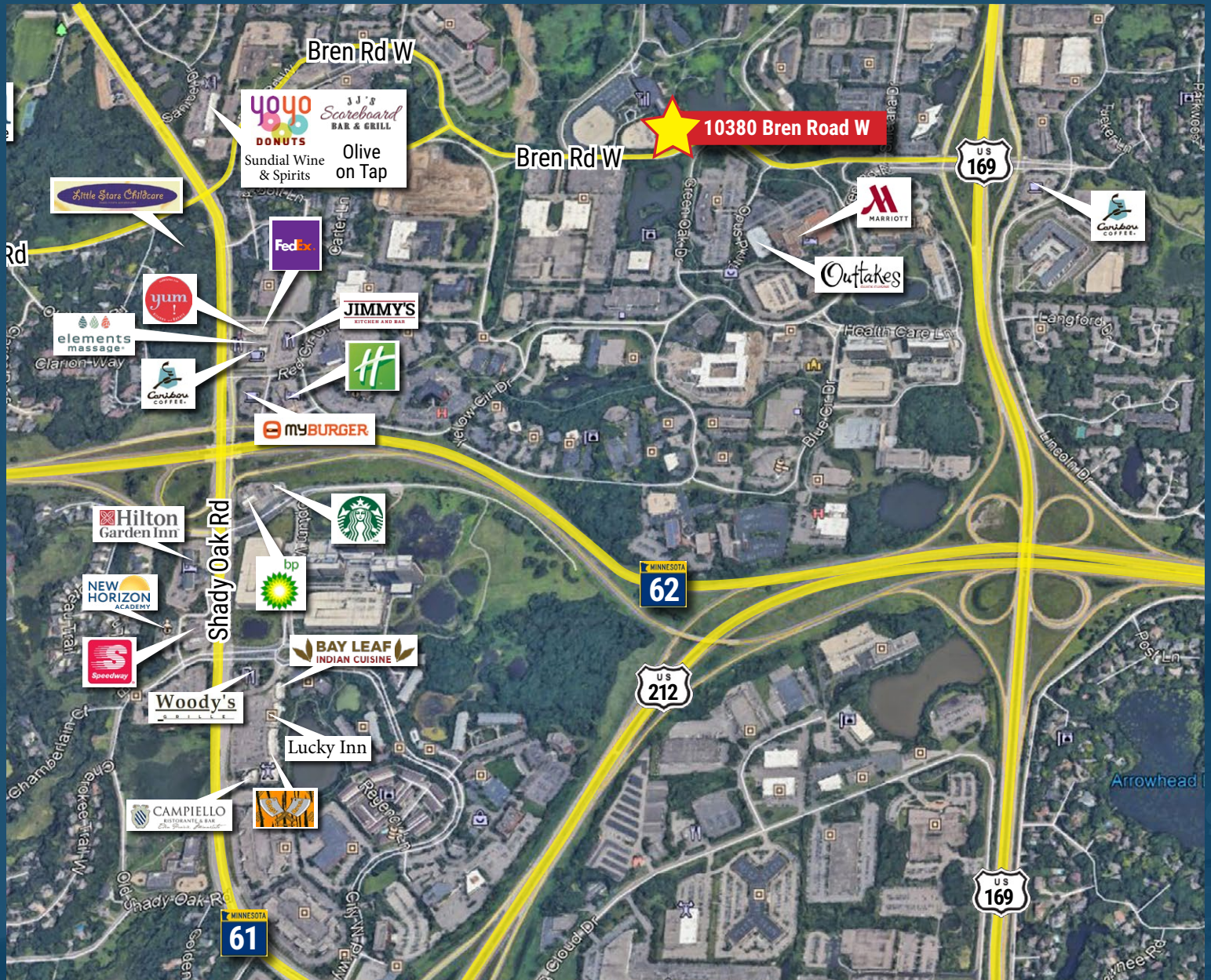
Seat Count

Offices: 25

Cubes: 178



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NEWMARK

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