

Office & Warehouse Space For Sale or Lease

Hudson Road Technology Center

7805 Hudson Road,
Woodbury, MN

- Beautiful office space
- 10,422-34,552 SF currently available
- Excellent owner/user opportunity with in place income
- Potential to create additonal warehouse space as needed
- Excellent window line
- 16’4” ceiling heights
- Dock loading

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VIEW THE VIRTUAL TOUR WITH THE QR CODE OR VISIT:
https://my.matterport.com/show/?m=QQTcRMdUJqY

Property Overview

Address	7805 Hudson Road, Woodbury, MN 55125
Building Name	Hudson Road Technology Center
Year Built	2002
Site Area	21.91 Acres
Building Area	138,732 SF total
Available For Lease	Suite 110: 34,552 SF Suite 170: 10,422 SF *suites can be all office space or up to 50% warehouse with dock loading doors
Clear Height	16’4”
Parking	688 (4.82/1,000 SF)
Sale Price	Negotiable
Lease Rates	$14.00 net office $8.00 net warehouse
Est 2026 Tax/CAM	$ 6.00 PSF ***CAM covers HVAC maintenance, repair and replacement costs.**

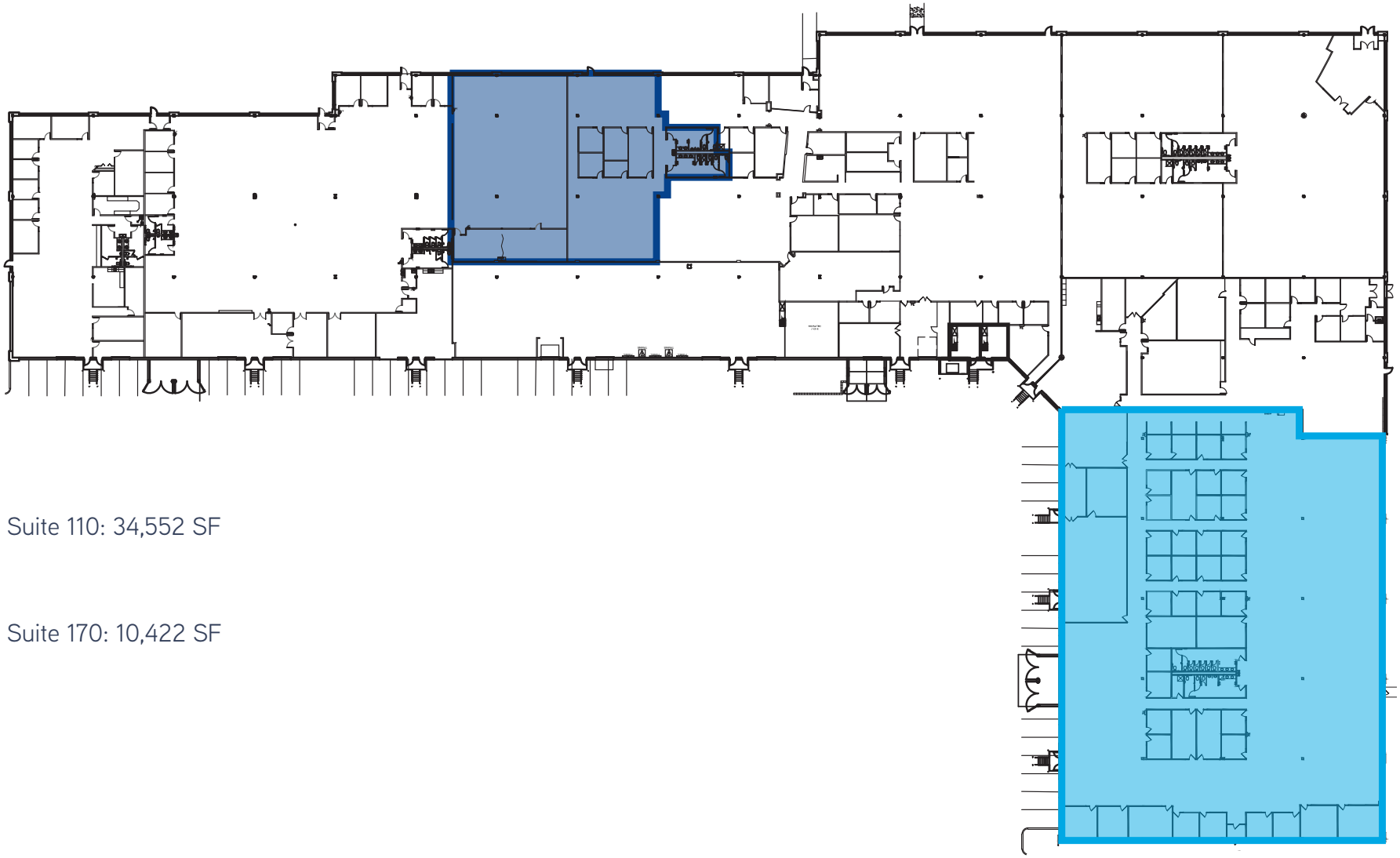








Property Floor Plans



Suite 110: 34,552 SF

Suite 170: 10,422 SF



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