

ASSEMBLY

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**314 N 1st Avenue
Minneapolis, MN**

For Sale | For Lease



314 N 1st Avenue

Located in the bustling Warehouse District, this property has great access to Downtown with the Target Center, First Avenue and the Hennepin Theater District, and neighbors the vibrant North Loop.

The first floor has 3,627 SF available with excellent retail visibility, with another 3,800 SF available in the basement. The second and third floors have beautifully finished, occupied office spaces. The fourth floor is occupied by a private club and includes a roof top deck.

This property is a perfect opportunity for an owner-occupier looking for ground floor retail, restaurant, or bar space.



314 N 1st Avenue

PRICE: Negotiable

LEASE RATE: Negotiable

314 N 1st Avenue | Minneapolis, MN 55401

Parcel ID: 22-029-24-41-0082 | Tax: \$95,900.56

Year Built: 1886

Building Area: 22,800 SF

Zoning Code: B4S-1/BFT10/DP

Uses: Office/Retail

First Level: 3,627 SF of retail/office available

Second Level: Office space, occupied

Third Level: Office space, occupied

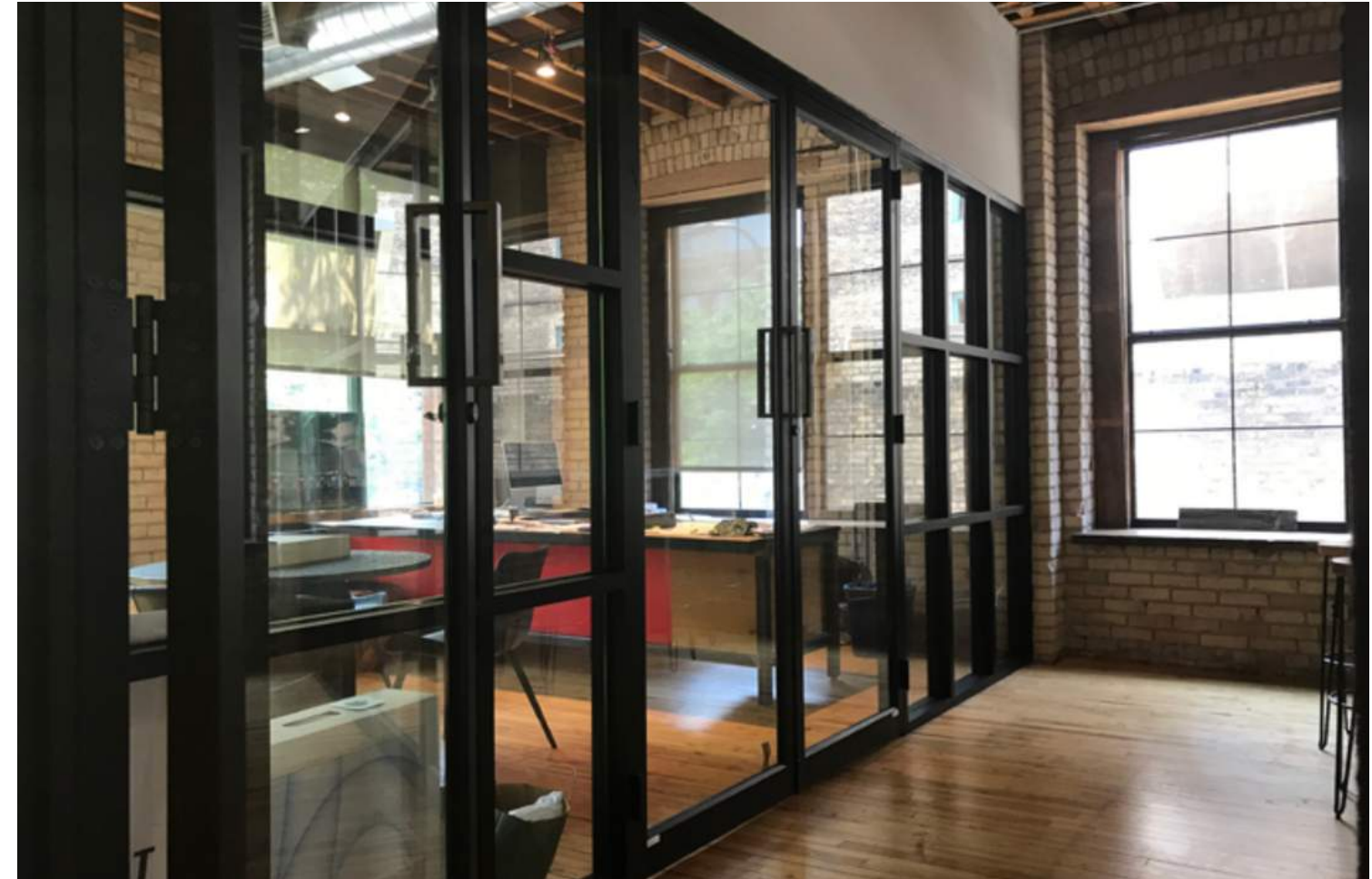
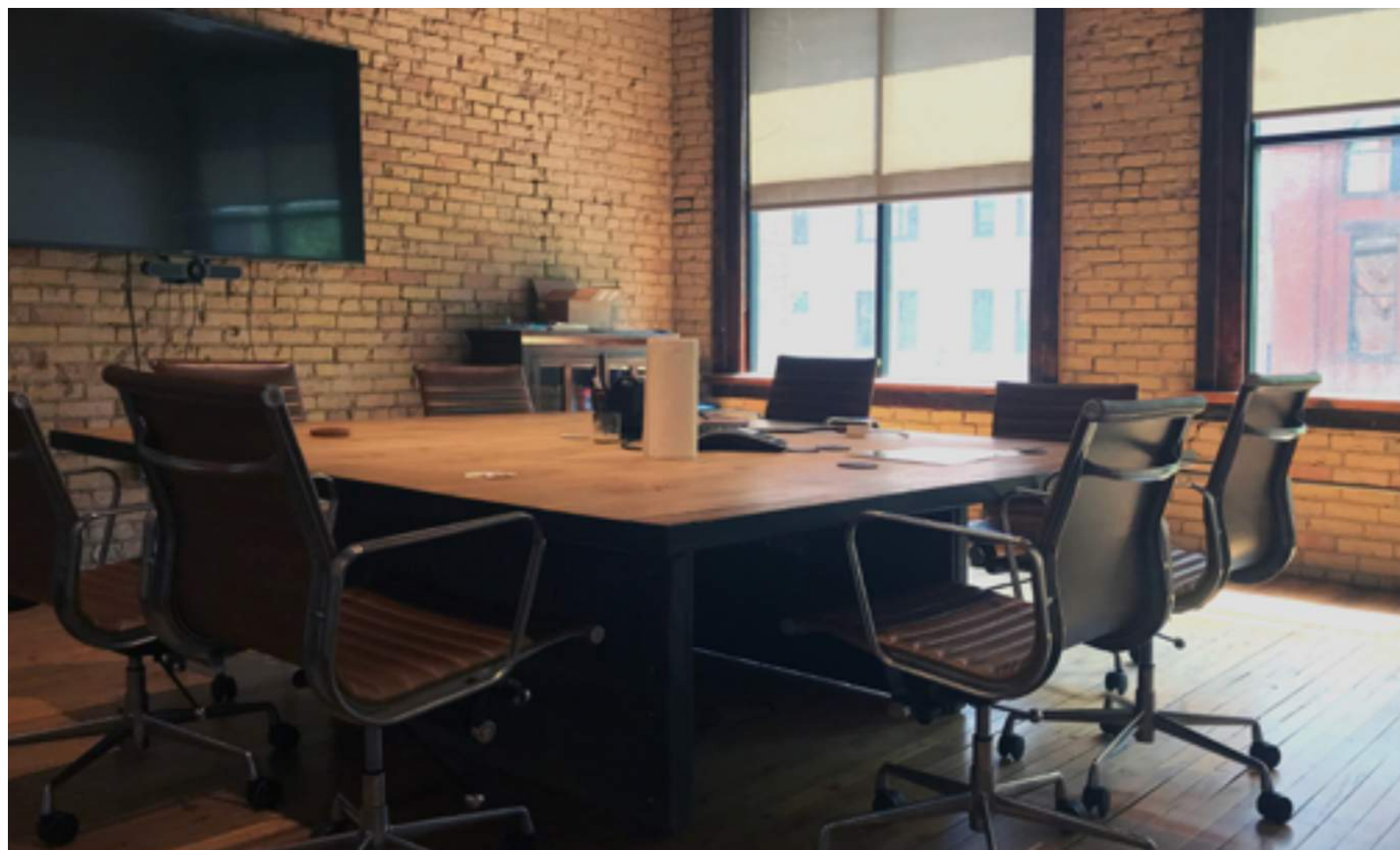
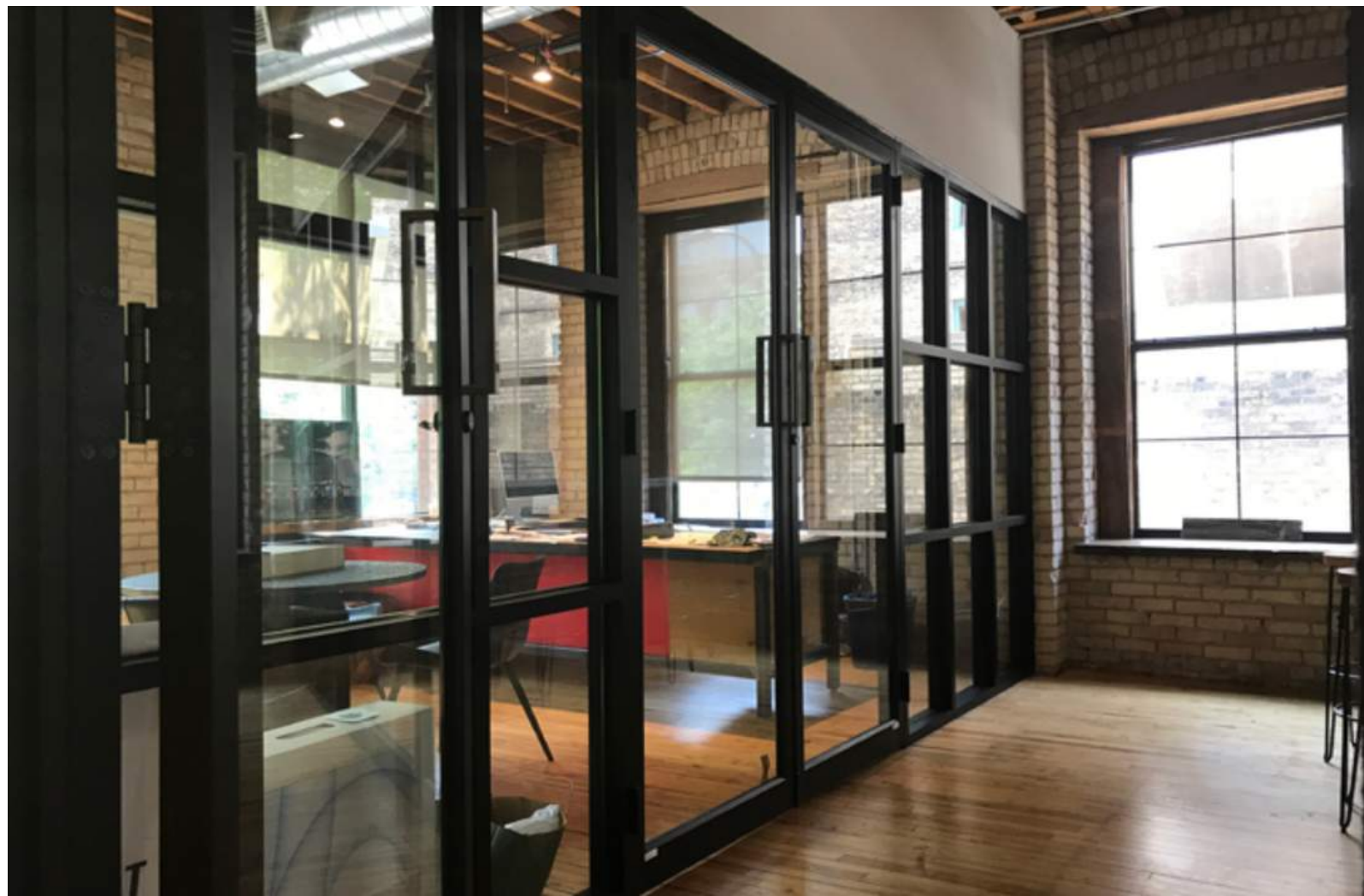
Fourth Level: Private Club with rooftop access, occupied

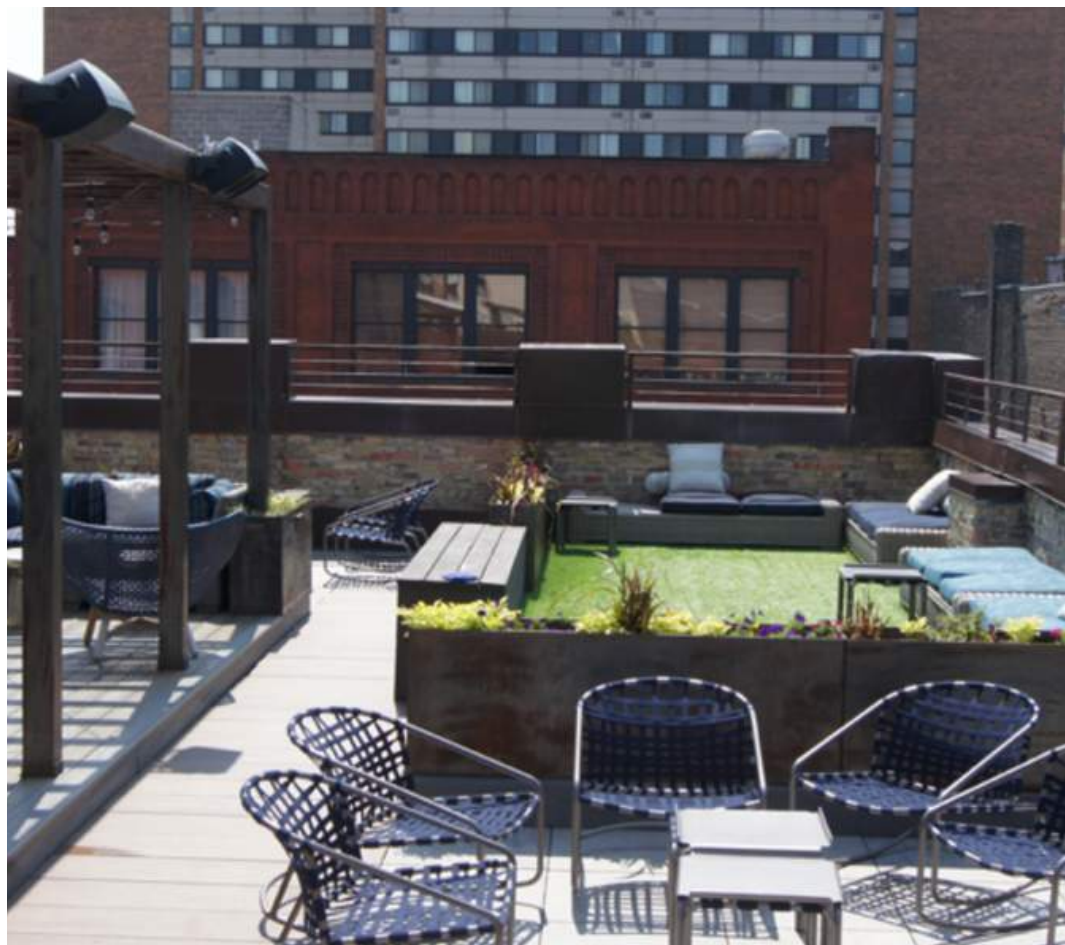
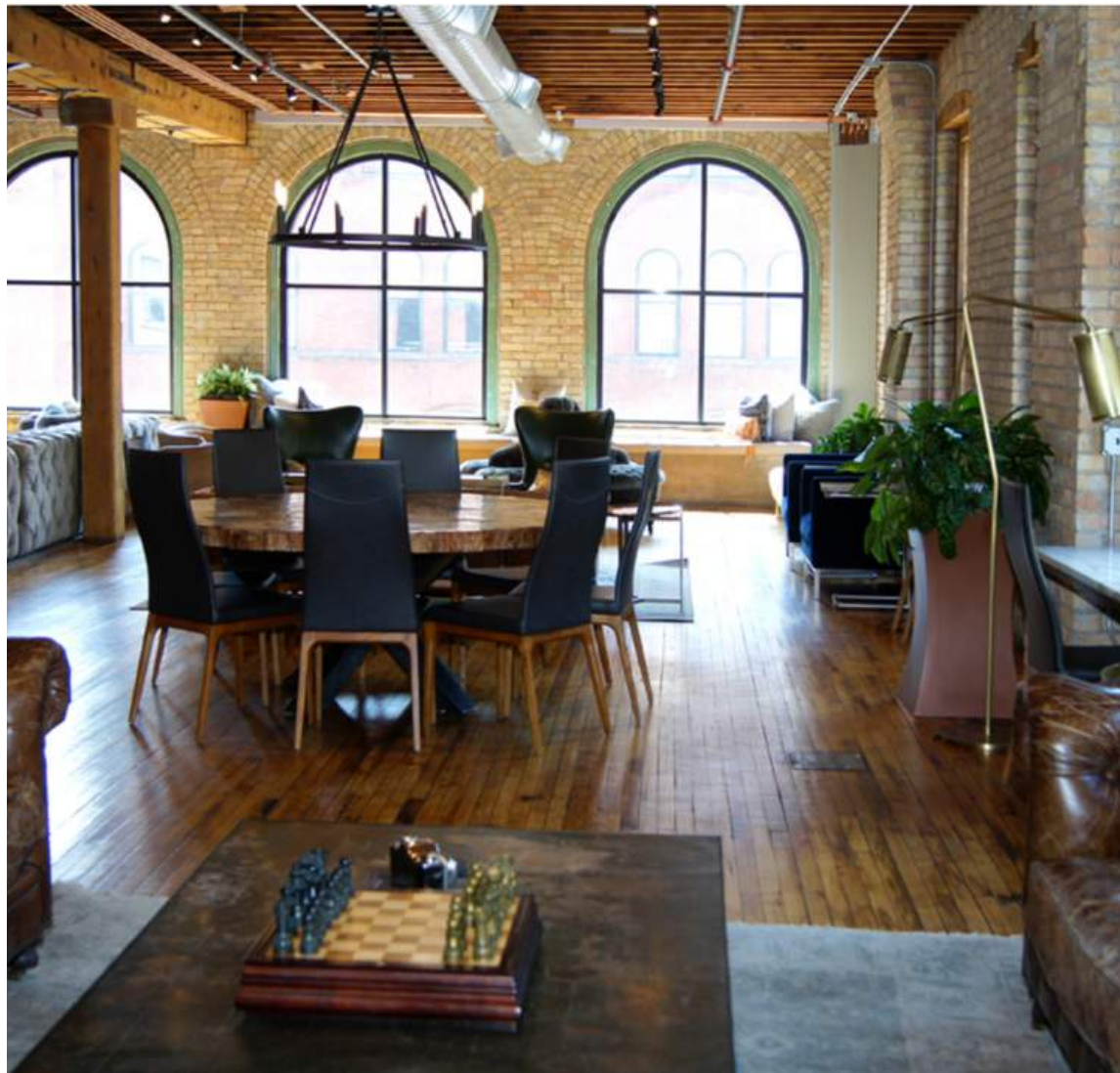
Lower Level: 3,800 SF available

Features: Tons of character with large windows, wood floors, wood beams and brick walls



2nd Floor Office

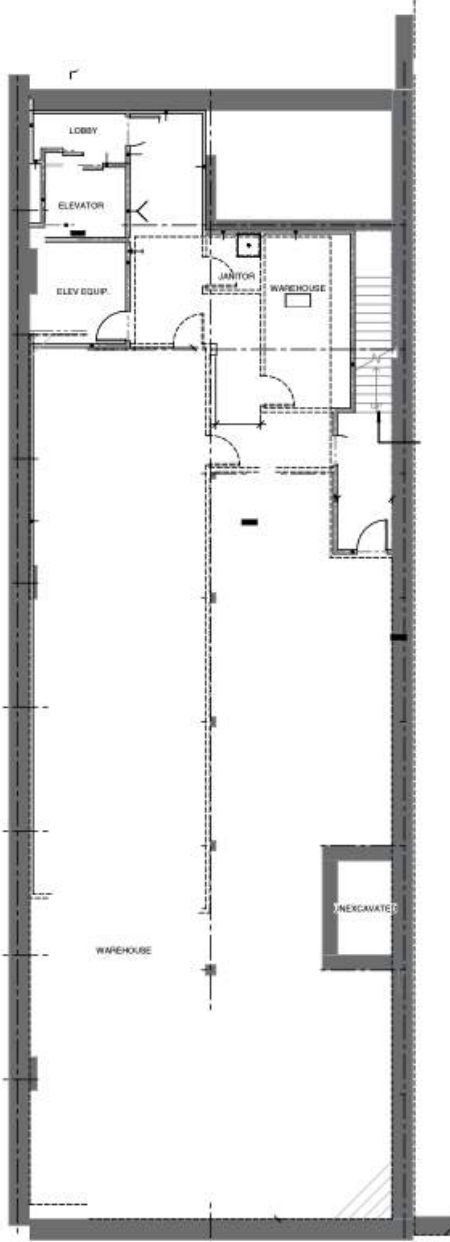




4th Floor & Rooftop

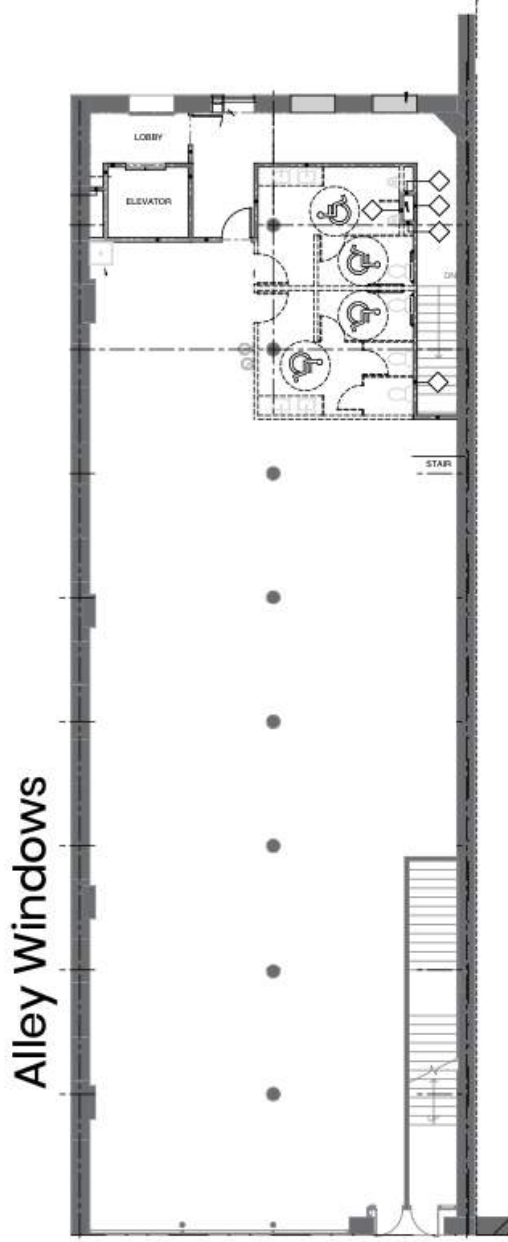
Floor Plans

BASEMENT



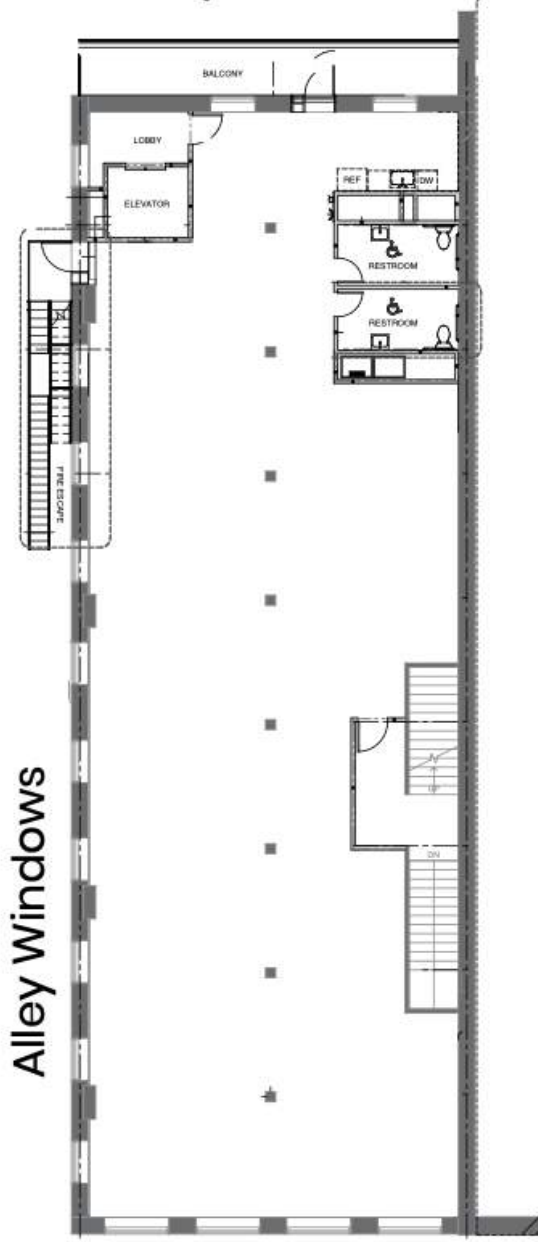
FIRST FLOOR

Windows



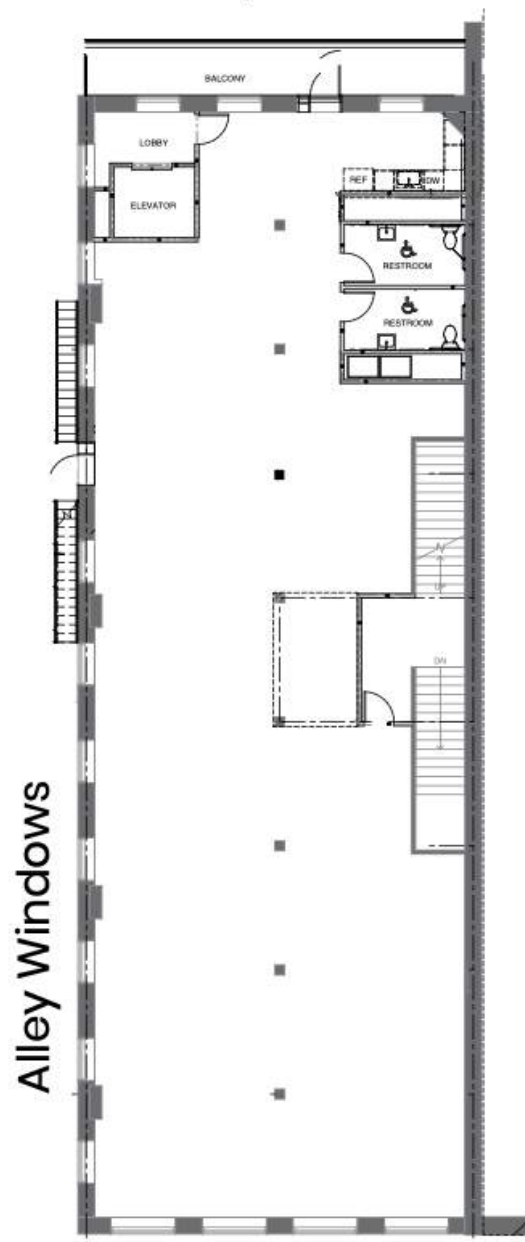
SECOND FLOOR

Balcony & Windows



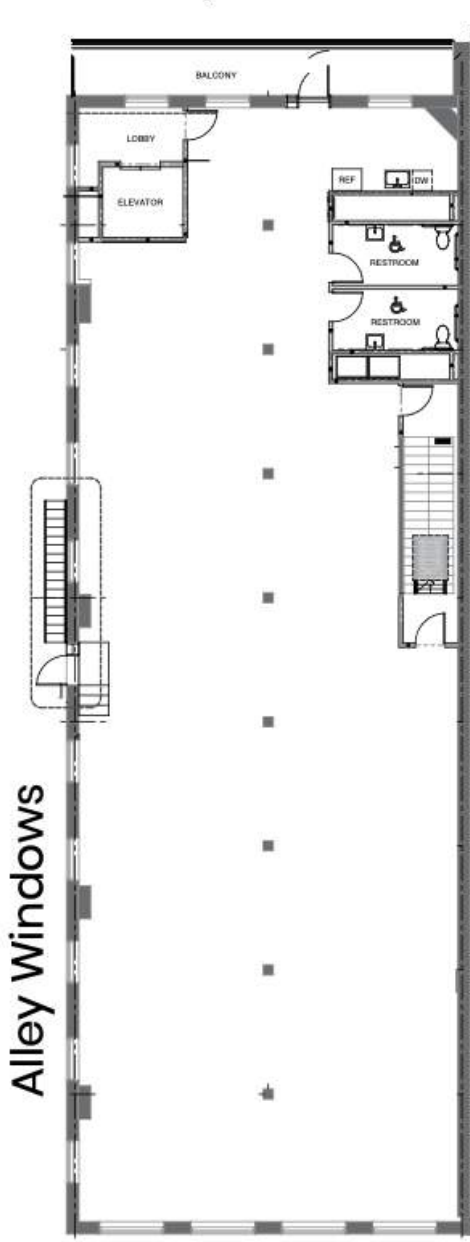
THIRD FLOOR

Balcony & Windows



FOURTH FLOOR

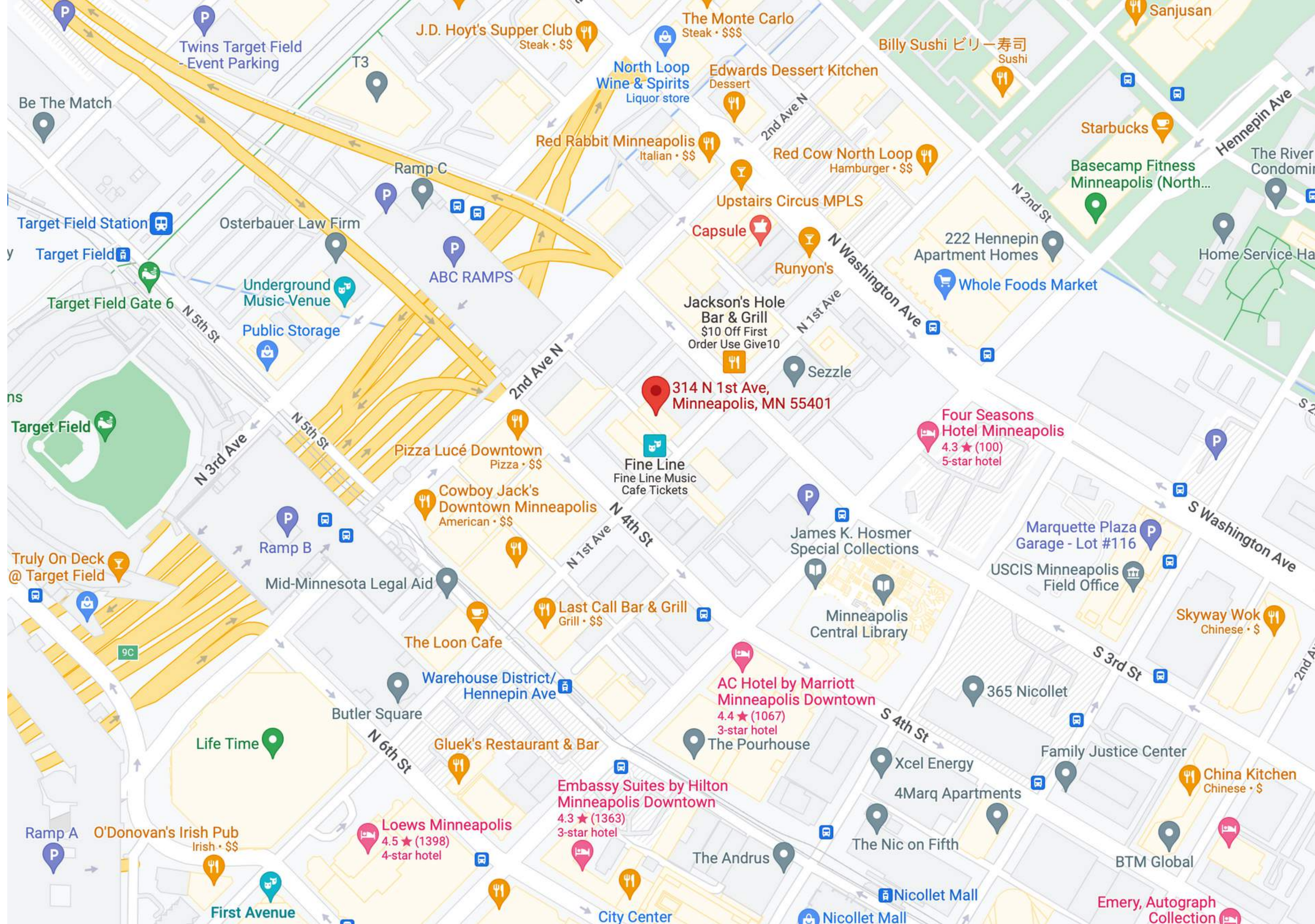
Balcony & Windows



1st Avenue N



Warehouse District





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