



Colliers

Accelerating success.

Washington Pioneer

100 Washington Ave S | Minneapolis, MN

Office Space For Sublease

Robin Zellmer

Executive Vice President
+1 952 837 3089
robin.zellmer@colliers.com

Maureen Michels

Associate
+1 952 225 4202
maureen.michels@colliers.com

1600 Utica Avenue South
Suite 300
Minneapolis, MN 55416
P: +1 952 897 7700

100 Washington Ave S | For Sublease

Property Profile

- Planned improvement overhaul for tenant amenity spaces
- Training rooms/conference area
- Fitness center
- Cafeteria
- Rustica cafe on first floor
- Furniture is available
- Outdoor spaces include lawn bowling/ bocce & seating
- Visitor parking lot to the North
- Skyway connected
- Views of the Mississippi River & St. Anthony Falls

Building Information

Address	100 Washington Ave S, Minneapolis, MN 55401
Building Size	531,040 SF
Year Built	1980 / 2001 (Renovation)
Floors	Twenty-two (22)
Parking	2.56 / 1,000 SF

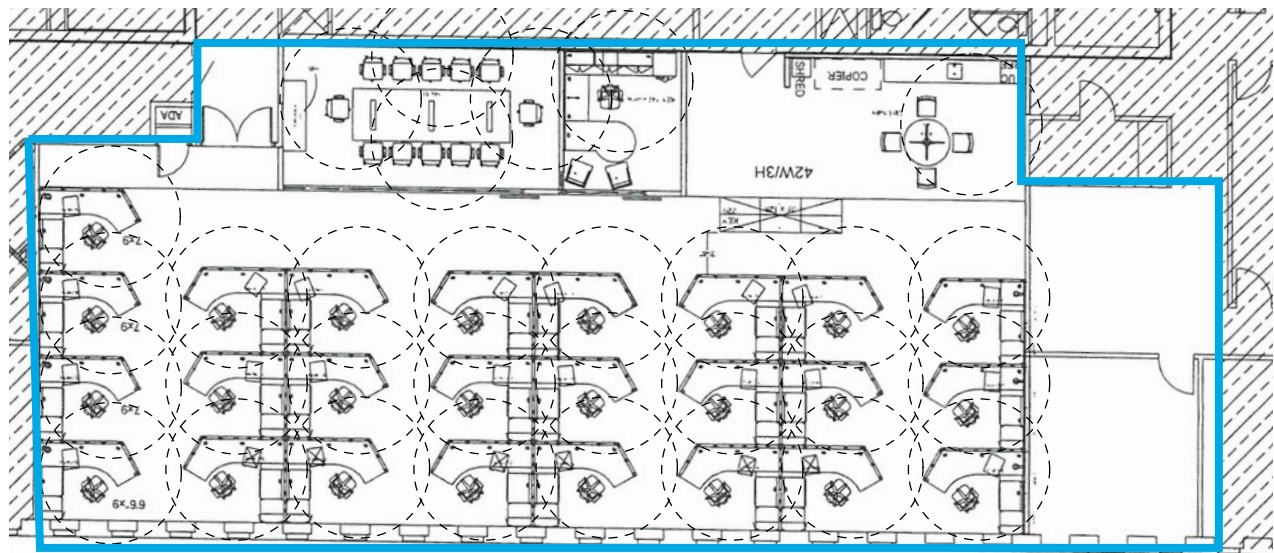
Sublease Terms

Space Available	Suite 1305: 4,030 SF
Rate	\$20.00 PSF
Lease Expiration	January 31, 2030
Date Available	Immediately



100 Washington Ave S | For Sublease

Floor Plan - Suite 1305





Contact Us

Robin Zellmer

Executive Vice President
+1 952 837 3089
robin.zellmer@colliers.com

Maureen Michels

Associate
+1 952 225 4202
maureen.michels@colliers.com



1600 Utica Avenue South
Suite 300
Minneapolis, MN 55416
P: +1 952 897 7700

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s). ©2025. All rights reserved.