



Colliers

TOWN SQUARE

Downtown Skyway Retail

444 Cedar Street | St. Paul, MN



Site Information

Location

Cedar Street & East 7th Street, St. Paul

Description

Mixed-use retail/office

Retail GLA

23,307 PSF

Space Available

1,314–1,800 SF

Property Highlights

- ◆ Located in Class “A” office tower
- ◆ Interior access to the adjacent Double Tree Hotel
- ◆ Building amenities: tenant lounge, bike storage, and conference center

2026 Est. Expenses

CAM:	\$10.00
Tax:	\$ 2.10
Total:	\$12.10 PSF

Why Town Square?

- ◆ Dynamic location in the heart of downtown St. Paul on the Skyway
- ◆ Strong daytime population
- ◆ Adjacent to Treasure Island Center and practice rink for MN Wild
- ◆ Situated near the Light Rail and bus stop

Demographics

	1 Mile	3 Miles	5 Miles
Population	20,273	175,563	374,043
Daytime Population	82,509	214,032	396,317
Median HH Income	\$59,566	\$65,144	\$72,701

*Source: ESRI 2025

What's Nearby?

-  DINING
-  HOTEL
-  ENTERTAINMENT
-  VENUES/LANDMARKS
-  HOSPITAL
-  PUBLIC PARKING
-  LRT GREEN LINE



Available Retail Space

Suite 211	1,314 SF
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Suite 215	1,800 SF
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Suite 229	1,641 SF
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Tenants

B's Barbershop	Masala
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Capitol Dental Center	Mi Mexico Querido
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Caribou Coffee	Paul Hartquist Jewelers
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Charizma	Potbelly Sandwich Shop
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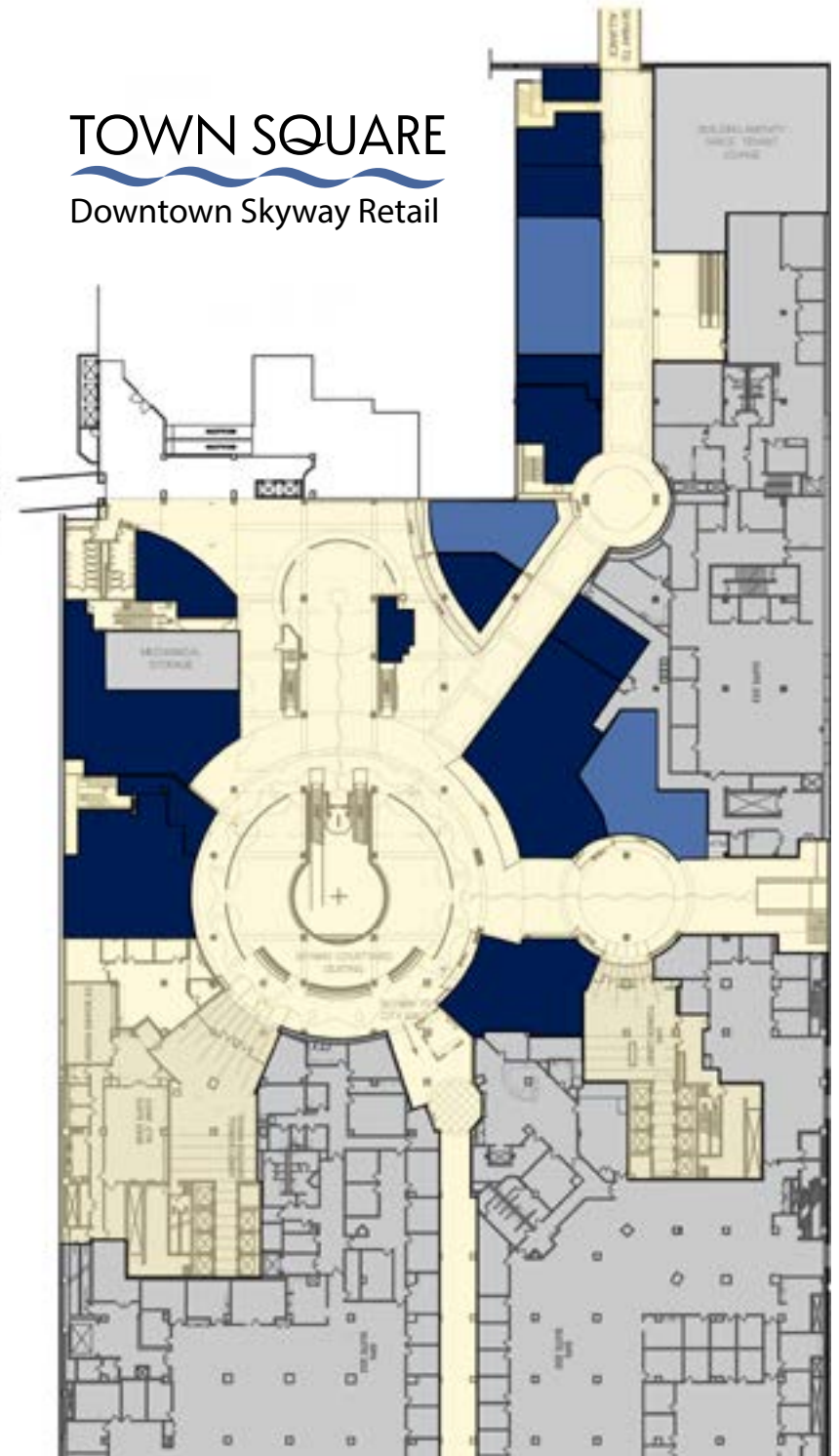
Ho Fan	Scoreboard
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Holistically Yours	Sky Mart
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Common Area Office Space

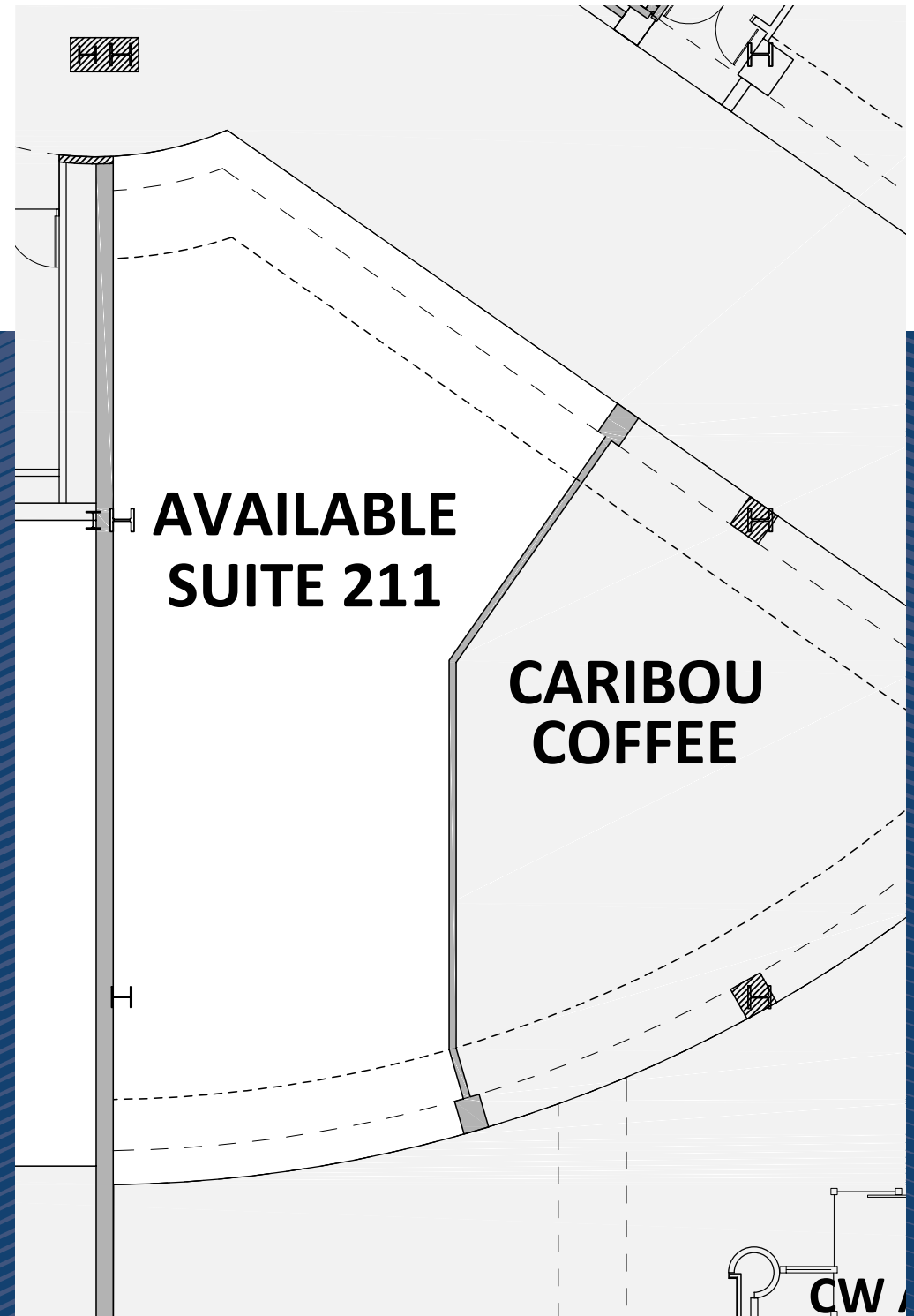
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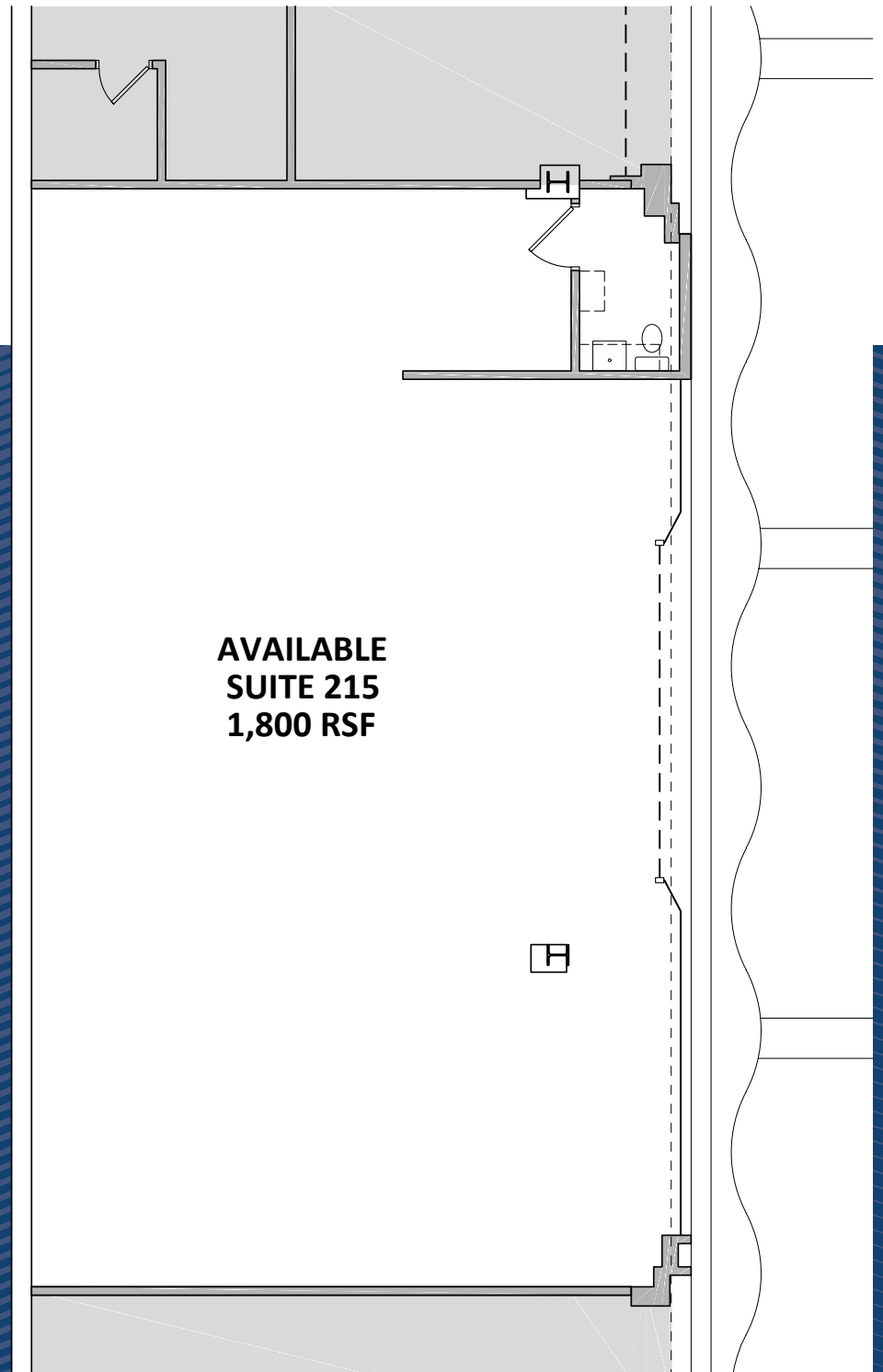
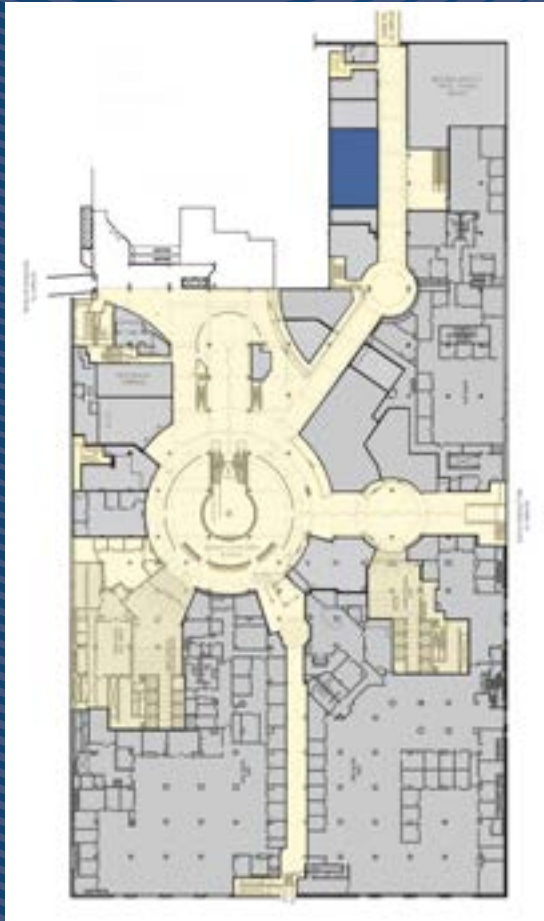
Suite 211

1,314SF



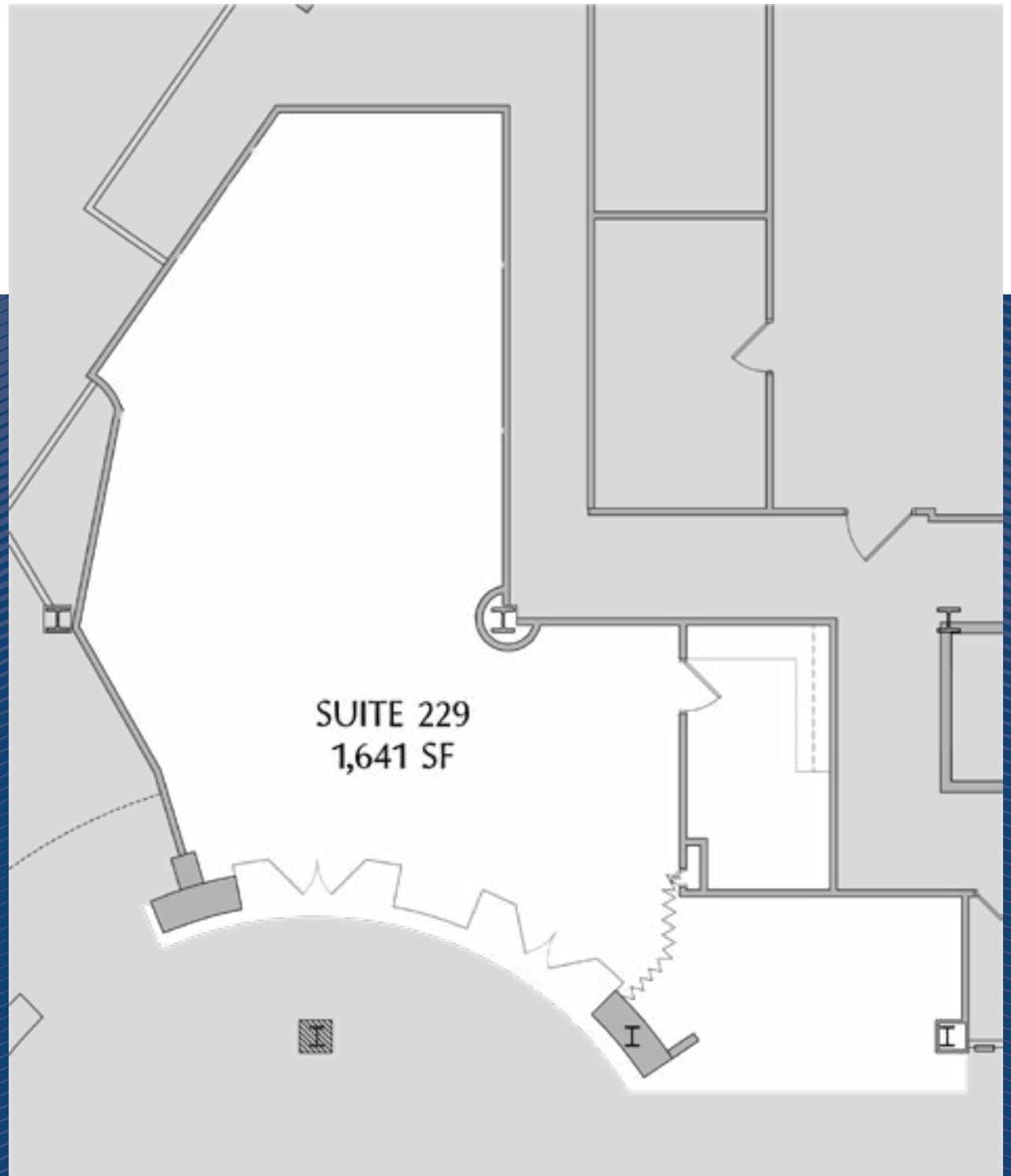
Suite215

1,800SF



Suite 229

1,641 SF





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