

FOR LEASE

Colliers

Thompson Flats

1607 Hennepin Ave
Minneapolis, MN

3,086 SF Retail Space Available



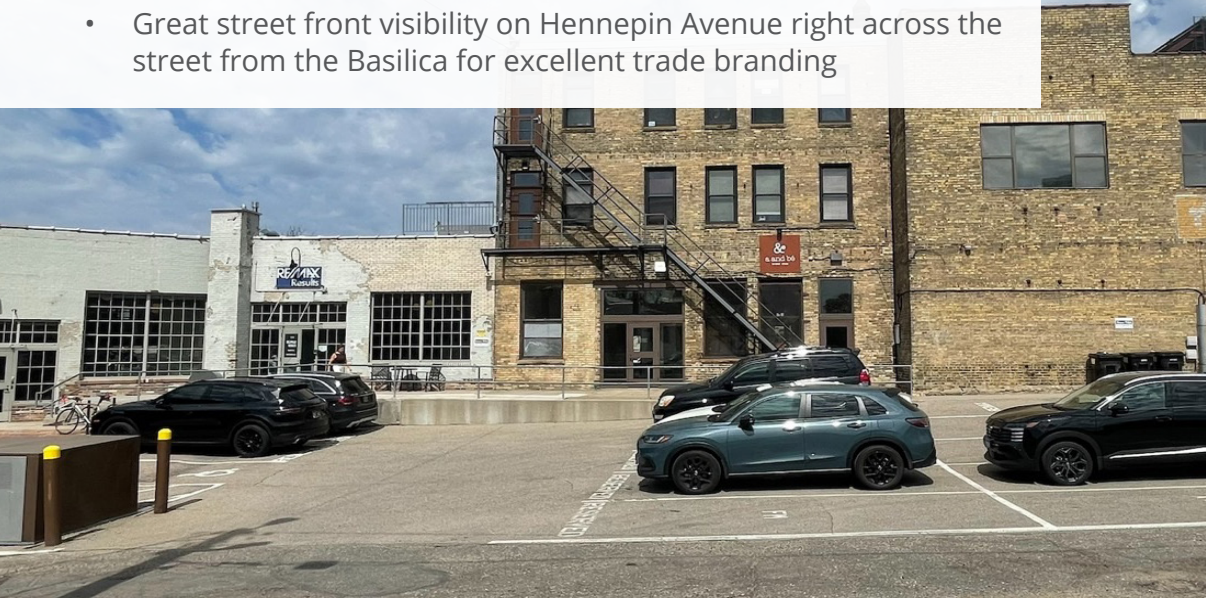
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Property Highlights

- Beautiful artistic space with high ceilings, lovely flooring and abundant natural light
- Street and pay parking lot plus 4 dedicated spaces for the sole benefit of the premises
- Offstreet parking available at a monthly rate of \$125/stall
- Great street front visibility on Hennepin Avenue right across the street from the Basilica for excellent trade branding



Demographics

Radius	1 MILE	3 MILE	5 MILE
Population	35,465	256,035	499,568
Median HH Income	\$61,679	\$71,580	\$82,773
Average HH Income	\$94,297	\$103,493	\$118,170
Daytime Population	108,818	376,487	619,928

Description

Retail: Mixed Use

Year Built

1916

Building Size

14,080 SF

Available

3,086 SF street level space

Plus full basement available for storage of 3,084 sf

2026 Taxes

\$7,886.87

Traffic Count

Hennepin Ave: 9,275 vehicles per day

Lyndale Ave S: 3,194 vehicles per day

Interstate 94: 26,268 vehicles per day

Area Tenants

LOTUS
Restaurant

Cher Belle
BOUTIQUE

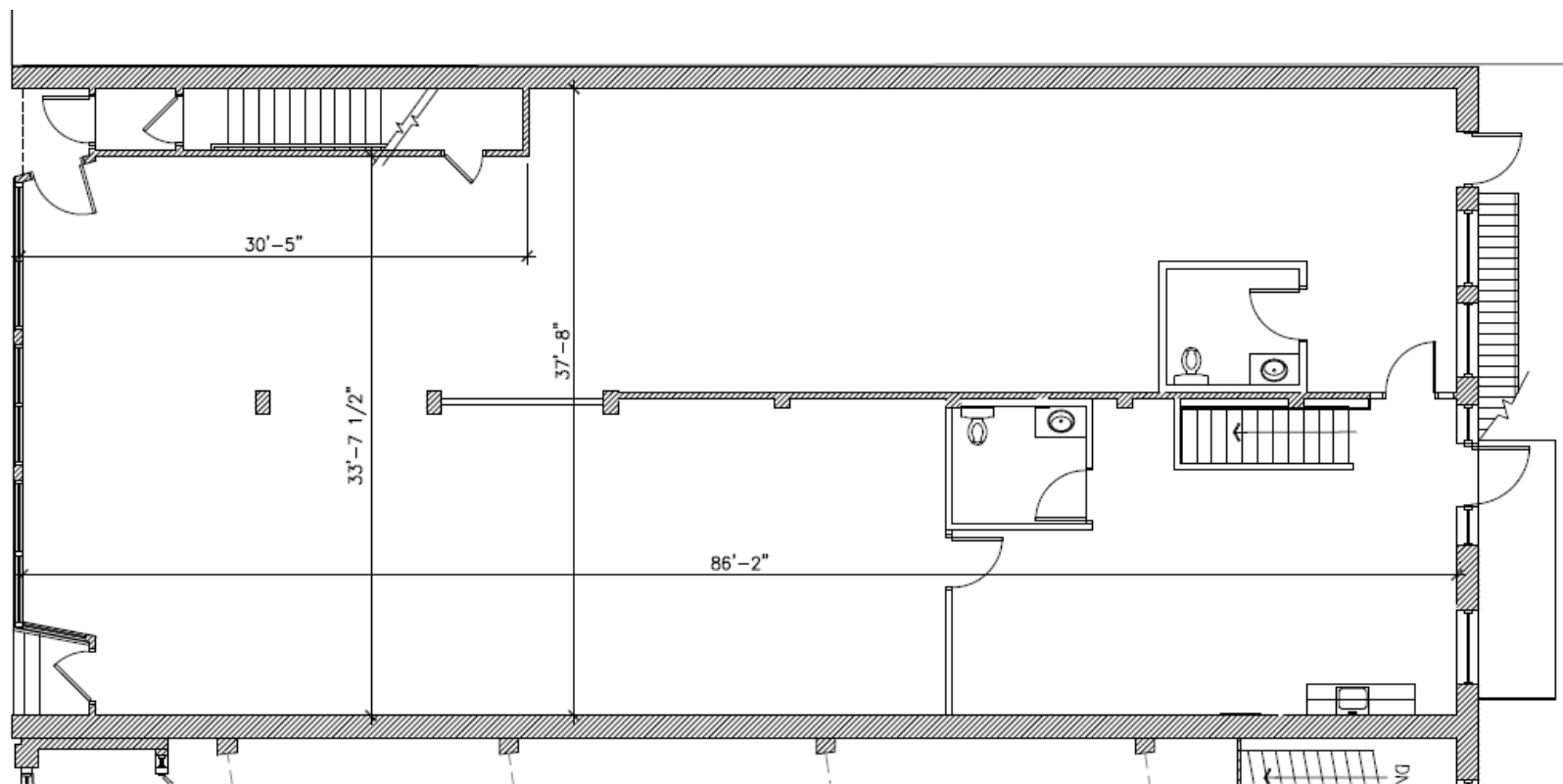


GAI NOI



1607 Hennepin Ave | For Lease

Plans | Photos





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