RETAIL FOR LEASE!

THE IMPERIAL ROOM

415 N 1st Avenue, Minneapolis, MN 55401

4,160 SF

ICONIC 1st AVE RESTAURANT/BAR LOCATION

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Commercial Equities Group
Investment Real Estate Services

THE PROPERTY

Formerly home to The Imperial Room, this iconic 1st Ave restaurant space delivers existing kitchen infrastructure, bar buildouts, and event-ready layout that dramatically reduces startup timeline and cost.

- Multi-level restaurant/bar in historic 114-year-old building
- Ownership is motivated to partner with an experienced operator and is open to creative deal structures that support a strong launch

- Website: CEGspaces.com/imperial

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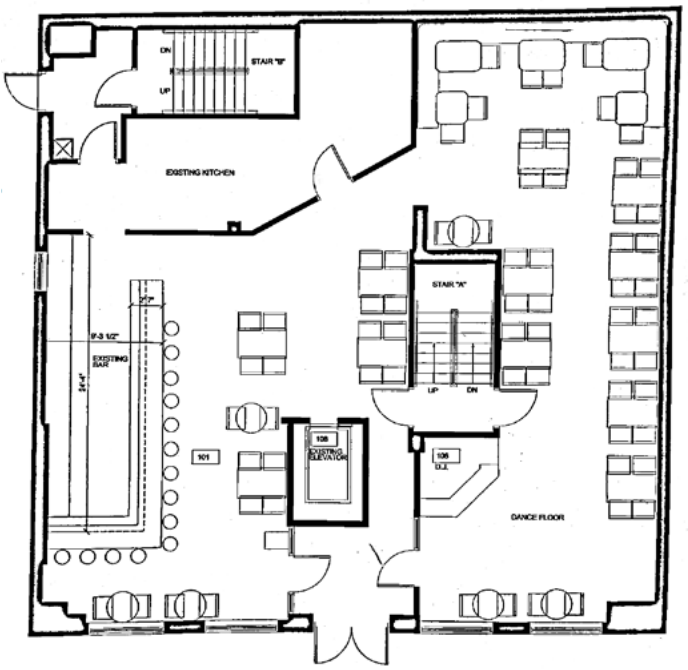
SPACE INFO

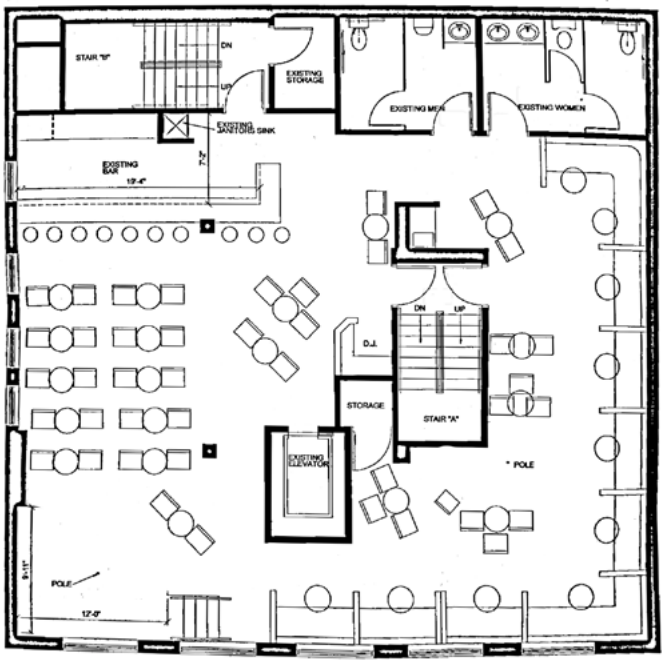


First Floor
1,754.5 SF

Two-story bar/restaurant with elevator and two stairwells

First Floor:
DJ Booth
Dance floor
Bar
Kitchen
Vestibule

Second Floor:
Bar
Restrooms
Storage



Second Floor
2,080.4 SF

BASE RENT: $19.50 PSF
EST. OP. EXPENSES: TBD

THE LOCATION

Excellent location on legendary 1st Ave in the high density North Loop/Warehouse District.

- Half a block form METRO Green and Blue Line
- Two blocks from Target Center and Target Field
- Minutes from US Bank Stadium
- Estimated population of 7,700+ and growing
- Popular with young professionals, with 77% of residents between ages 18-64 and a high median household income of $125,000

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THE SPACE

First Floor Bar & Kitchen Window

Second Floor with Window & Stairs

Kitchen with Walk-in Cooler

Second Floor & Bar

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