



# THE BOILER ROOM: A PLACE TO STAND OUT







# YOU'RE ONLY LIMITED BY YOUR IMAGINATION

With 12,624 square feet of blank canvas, the Boiler Room at Northern Stacks offers companies a chance to create a true work of art – whether it's a creative office space, a brewery/taproom, or something else entirely, the sky's the limit. We will work with you to help you get an idea of how you want your space to be, and have the capabilities to customize it to your liking. With its unique history and close proximity to downtown Minneapolis, the Boiler Room at Northern Stacks is the ideal location to turn your ideas into reality.





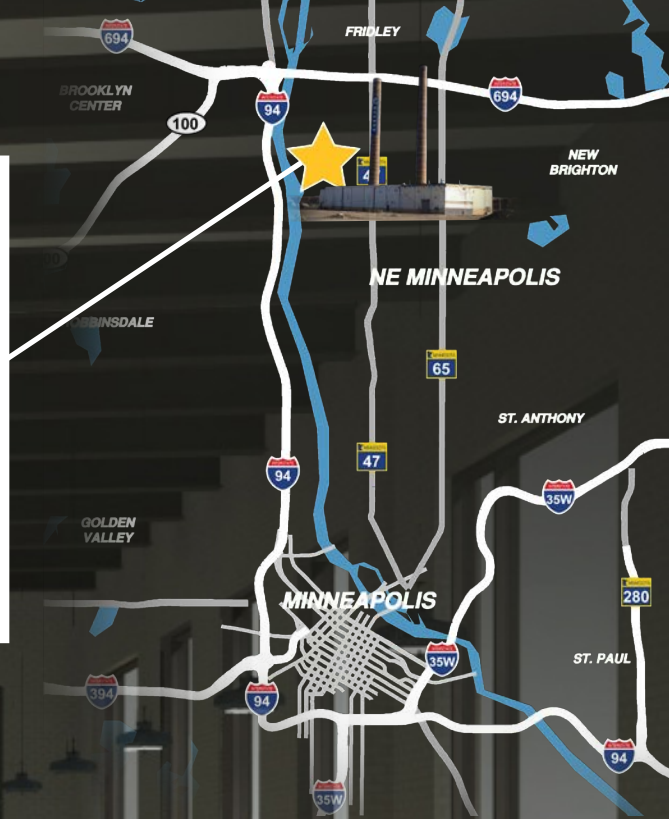
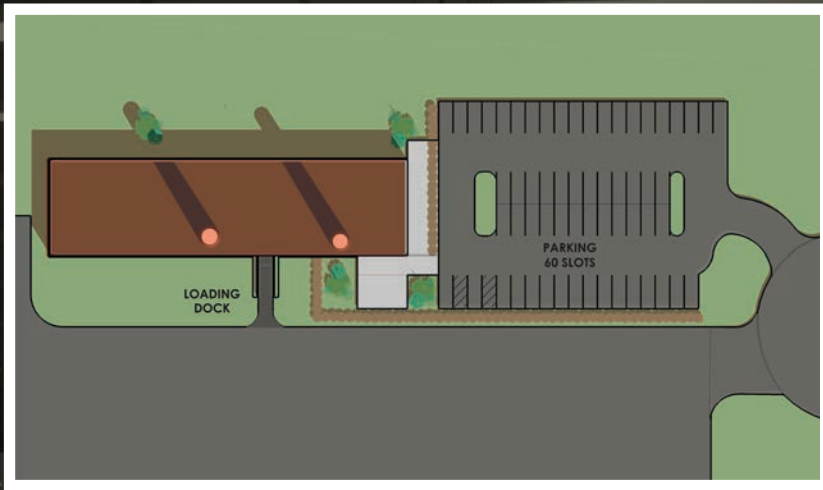
# A DESTINATION FOR CREATIVITY

Located just five minutes from downtown Minneapolis, the Boiler Room at Northern Stacks offers a unique location for the right business. Its close proximity to the highly popular Northeast neighborhoods, as well as its connection to the regional bike trail along the Mississippi River, makes it an ideal location for companies looking to fit their space with their culture.

Located just minutes from:

- Downtown Minneapolis
- Northeast Arts District
- Multiple breweries
- Unique dining experiences





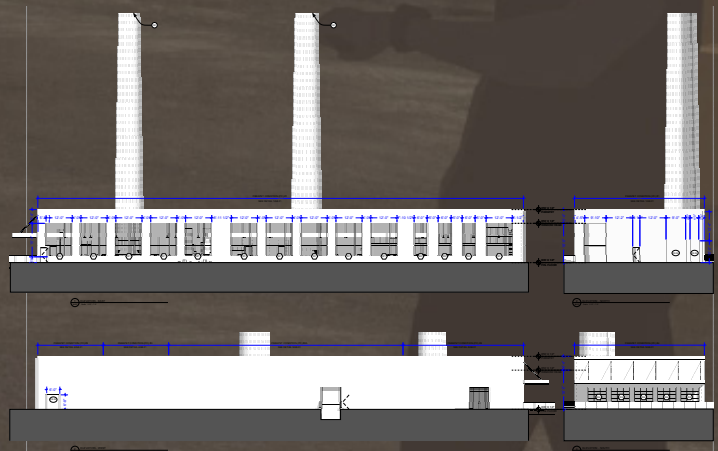




# A BLANK CANVAS FOR AMENITIES

The best part of the Boiler Room at Northern Stacks is that you can turn it into anything you want it to be. Whether it's adding bocce ball courts outside, or turning the inside into an art gallery, Hyde Development will work with you to design a space that will exceed expectations.

- 12,624 SF
- 22' clear height
- Customizable water line size
- Heavy power available
- 60 dedicated parking stalls
- Exposed brick





# FOR MORE INFO:

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