

RETAIL SPACE FOR LEASE >

# 121 S 8<sup>th</sup> Street Skyway

Minneapolis, MN



Accelerating success.



**FOR MORE INFORMATION CONTACT >**

Kris Schisel

952 897 7715

[kris.schisel@colliers.com](mailto:kris.schisel@colliers.com)

# 121 S 8<sup>TH</sup> ST > RETAIL FOR LEASE

## SITE INFORMATION:

- > Location Corner of 8th St & 2nd Ave | Minneapolis CBD
- > Zoning Retail/Office Commercial
- > Building GLA 308,397 SF

## AVAILABILITY:

- > For Lease 1,581 RSF Skyway Retail w/ window exposure  
741 RSF | 1,235 RSF | 670 RSF
- > CAM & Taxes \$7.82 PSF CAM | \$3.41 PSF Taxes  
\$11.23 PSF Total (2017 est.)

## DEMOGRAPHICS:

Radius	1 Mile	3 Mile	5 Mile
Population	8,605	86,284	352,129
Median HH Income	\$67,795	\$60,631	\$50,779
Average HH Income	\$90,944	\$85,185	\$74,360

\*Source: ESRI 2017, Estimates

## PEDESTRIAN SKYWAY COUNTS:

- > 8th Street 9,746 ppd
- > 2nd Avenue: 5,752 ppd
- > 9th Street: 7,307 ppd

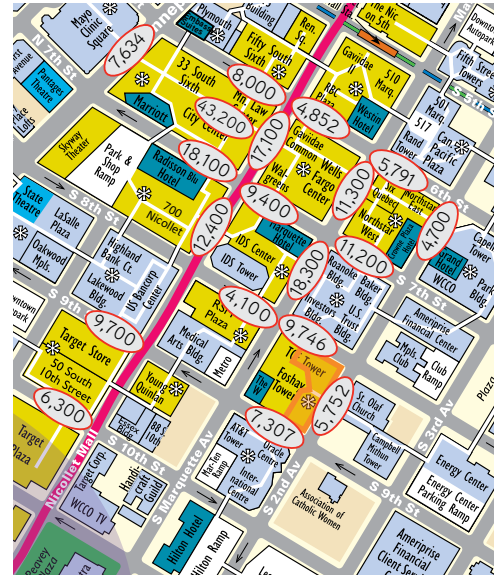
\*Source: Pedestrian Study 2013. Averages are per day total people

## 121 S 8TH STREET SKYWAY TENANTS:

- > Ah Sa Wan
- > Bruegger's
- > City Market
- > Ginelli's Pizza
- > AJ's Popcorn
- > Naf Naf Grill
- > Falconer's Cleaners
- > Hot Indian Food

## COMMENTS:

The 121 South 8th Street Tower is centrally located in the Minneapolis Commercial Business District. With a substantial renovation completed, this skyway system boasts high-end fixtures and appealing spaces. With skyway access from three different buildings, including the Baker Center, Oracle Centre and Campbell Mithun Tower, the skyway level of the 121 South 8th Street Tower has heavy pedestrian counts throughout the day along with an on-site parking ramp bringing commuters in the morning and evening on their way to and from work.



## CONTACT US >

Kris Schisel  
952 897 7715  
[kris.schisel@colliers.com](mailto:kris.schisel@colliers.com)

Professionally Managed By:



Accelerating success.