



Northeast State Bank Building

Creative Office Space
For Lease



1300 NE 2nd St, Minneapolis

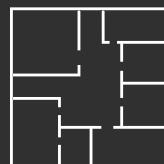
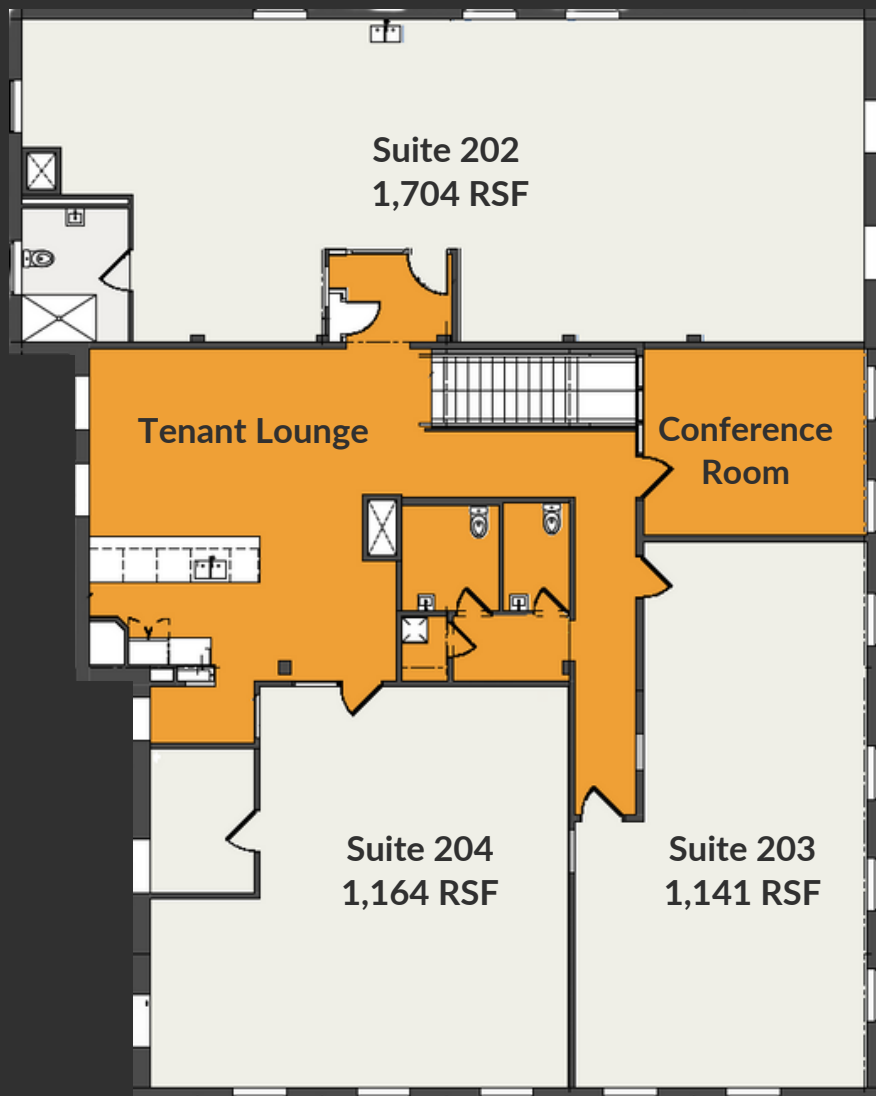




NORTHEAST STATE BANK BUILDING

is a meticulously maintained brick and timber constructed building in the heart of the Arts District in Northeast Minneapolis.

Constructed in 1922, this property is in the process of a renovation to offer elevated office space through high-end design complimented by both building and neighborhood amenities.



Availability: 1,141 RSF - 4,010 RSF

- Suite 202: 1,704 RSF
- Suite 203: 1,141 RSF
- Suite 204: 1,164 RSF
- 2nd Floor: 4,009 RSF



Amenities:

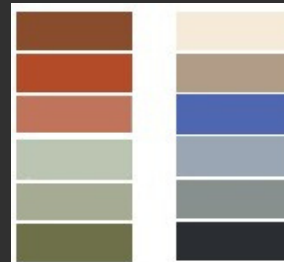
- Conference Room
- **Tenant Lounge**
- Vinai + neighborhood restaurants

Lease Details:

- 3 year Minimum
- Market TI package + Tenant LC's

PROPOSED COMMON AREA IMPROVEMENTS

CONSTRUCTION EXPECTED TO BE
COMPLETED SEPT 2025



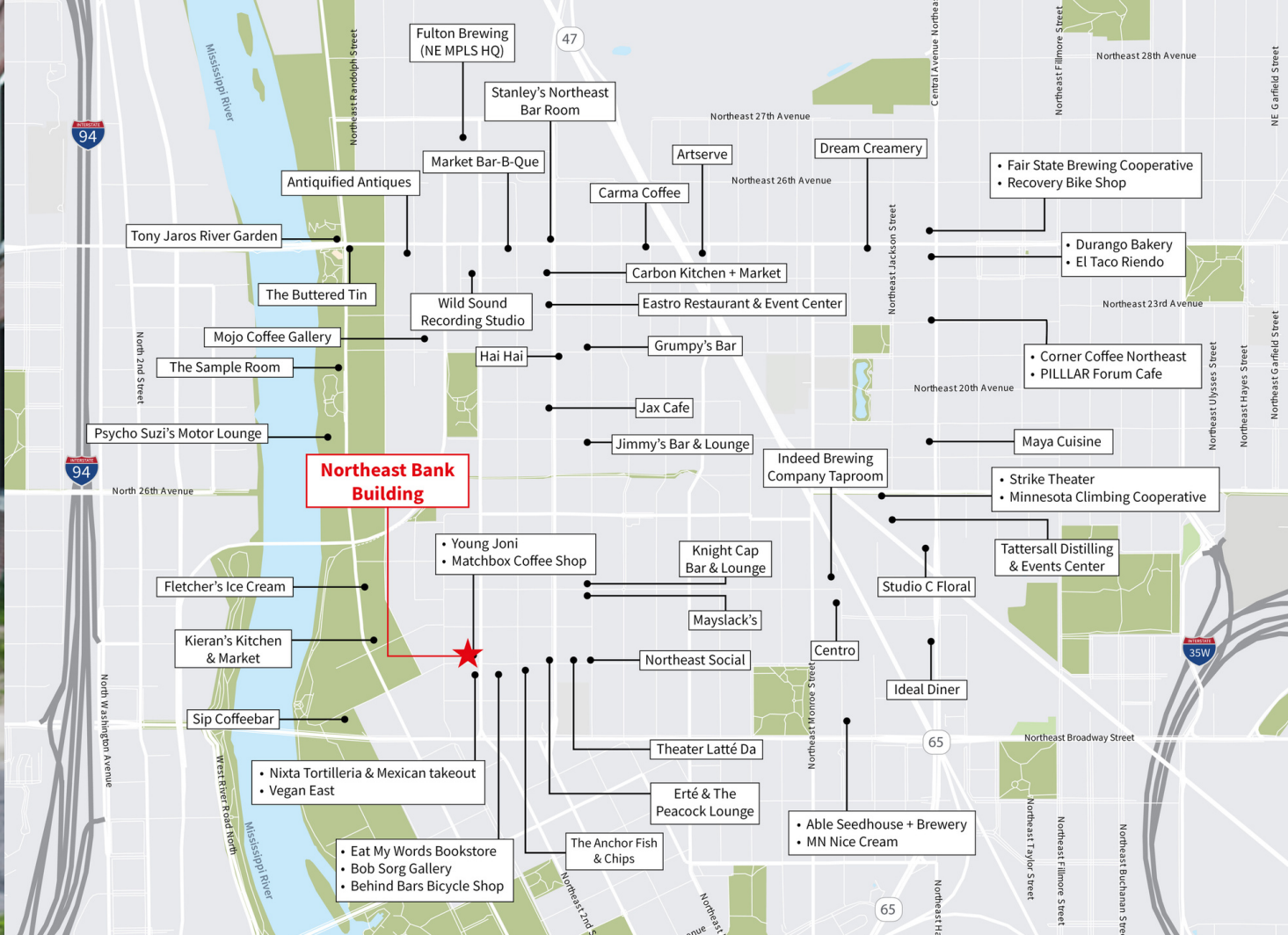


THE ARTS DISTRICT

The Northeast Minneapolis Arts District (NE-AD) was officially designated an Arts district December 13, 2022 by the City of Minneapolis. NE-AD's Board of Directors was established in 2014 and since then has had an influx of artists. Now about 800 artists maintain studios or gallery presence here.

Food restaurants, traditional and ethnic restaurants, dive bars, music venues, even breweries with food trucks offer visitors well-rounded experiences while enjoying the visual arts at galleries, during open studio events, and along the evolving sculpture trails.





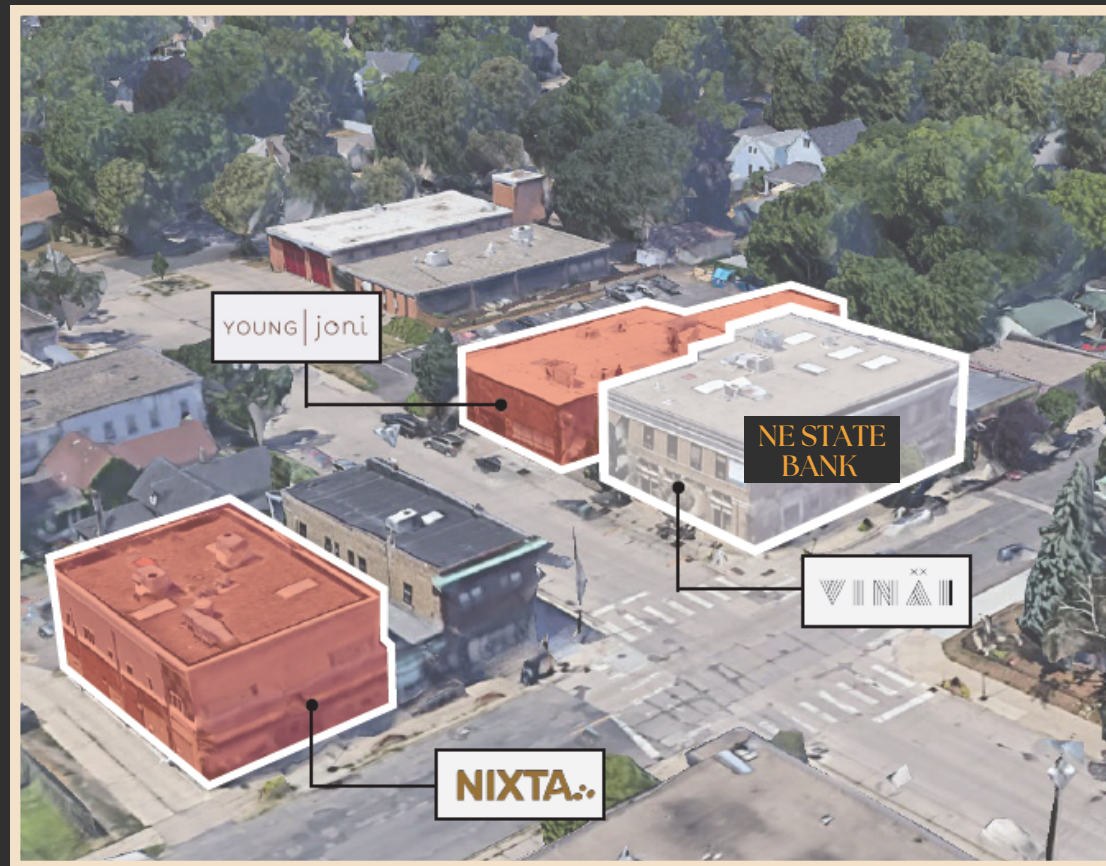
#1 Best Arts District Nationwide
(USA Today Readers Choice Travel Awards- 2022)

"Best Neighborhood" (Mpls/St. Paul Magazine and City Pages)

"12th Hippest Neighborhood" (Forbes)

"Favorite Neighborhood" (Fast Company)

"Coolest Neighborhood in America" (Thrillist)



Yia Vang- Chef/Owner

Yia Vang is the Chef and Founder of restaurants Unions Hmong Kitchen and Vinai. He is an innovator bringing Hmong food and traditions to wider audiences in MN & beyond. His restaurants create a home for his Hmong cuisine and share the story of his family through food. Additionally, Yia was a semi-finalist for the “Best Chef Midwest” James Bear Award in 2022 and was nominated again in 2023. His restaurant Union Hmong Kitchen was also among the nominees for James Beard’s Best New Restaurant in 2022. Yia has been featured in the New York Times, National Geographic, Bon Appetit, as well as showcased on PBS, CNN, The Food Network, Netflix’s Iron Chef: The Quest for an Iron Legend, and he is the host of the Outdoor Channel’s popular show Feral.

YOUNG | joni

NIXTA..

Gustavo Romero- Chef/Owner

Nixta is a storefront tortilleria in Northeast Minneapolis that focuses on heirloom corn, which has been cultivated as a crop in Romero’s homeland of Mexico for at least 8,700 years. Romero’s childhood in the state of Hidalgo, north of Mexico City, was as steeped in corn as our Septembers seems to be, but his memories are laced with the colorful images of the native heirloom Oaxacan corn that his family grew. This is the corn he wants us to know. Nixta is named for the nixtamalization process that soaks corn in an alkaline solution to loosen the outer hull, changing the proteins to make it healthier and more digestible. This corn becomes something slightly coarser than flour and is used to make superior, pliant yet sturdy tortillas. As Romero brings more heirloom corn into the cities, he’s hoping to expand his offerings with tamales, empanadas, and other Mexican dishes that will eventually, undoubtedly, so this ancient maize in our hearts.

Ann Kim- Chef/Owner

Ann Kim is the Chef/Owner of Pizzeria Lola, Hello Pizza, Young Joni and Sooki & Mimi. Young Joni opened in 2016 and serves an eclectic genre-bending menu featuring her signature pizzas and other wood-fired dishes. It is the recipient of several awards including Minneapolis Star Tribune’s Restaurant of the Year and GQ’s Best New Restaurants in America. In 2019, Ann became the first woman and first person of color from Minneapolis to receive the James Beard Award for “Best Chef Midwest.” She has been featured in the New York Times, Vogue, Forbes, Wall Street Journal and on Netflix’s Chef’s Table.



FOR MORE INFORMATION,
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