

FOR LEASE

BURCH BUILDING

Office, Retail, &
Restaurant Opportunities



FORMAL RESTAURANT SPACE



Space Available:

10,272 SF

*(5,358 RSF 1st Floor
4,914 SF Lower Level)*

Lease Rate:

Negotiable

- Tall Ceilings, Expansive Glass Line, Exposed Brick Finishes
- Existing bar & vent hoods
- Great access to Downtown Minneapolis, Loring Park, Kenwood, and Uptown neighborhoods
- Historic \$6M Grossing Location

BOUTIQUE RETAIL SERVICE SPACE



Space Available:

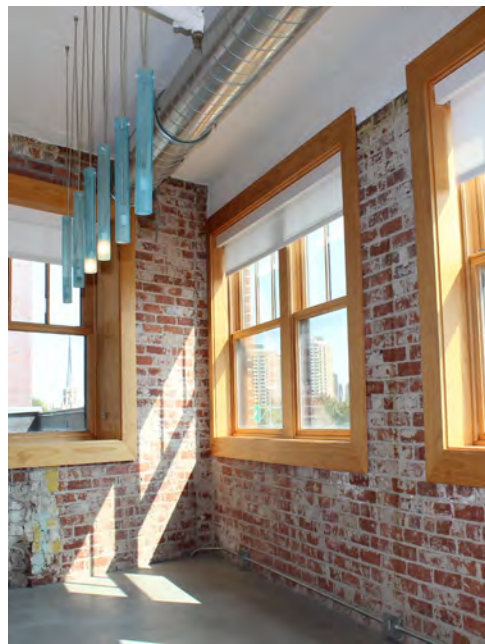
Approx. 2,567 SF

Lease Rate:

Negotiable

- Existing build-out with walk in cooler, hood, and tankless waterheaters
- Access from Lyndale and Colfax
- Ability to create small patio in rear
- Private restrooms located on lower level

BURCH BUILDING OFFICE



Suite	RSF	Monthly Rate*
201	2,190 SF	\$5,000 Gross / Month
203	2,119 SF	\$4,800 Gross / Month
205	828 SF	1,900 Gross / Month
206	1,278 SF	\$2,900 Gross / Month
300	6,825 SF	\$18,400 Gross / Month

* Monthly Rate includes utilities, standard janitorial services, and other traditional services provided to Tenants.

Neighboring Amenities:

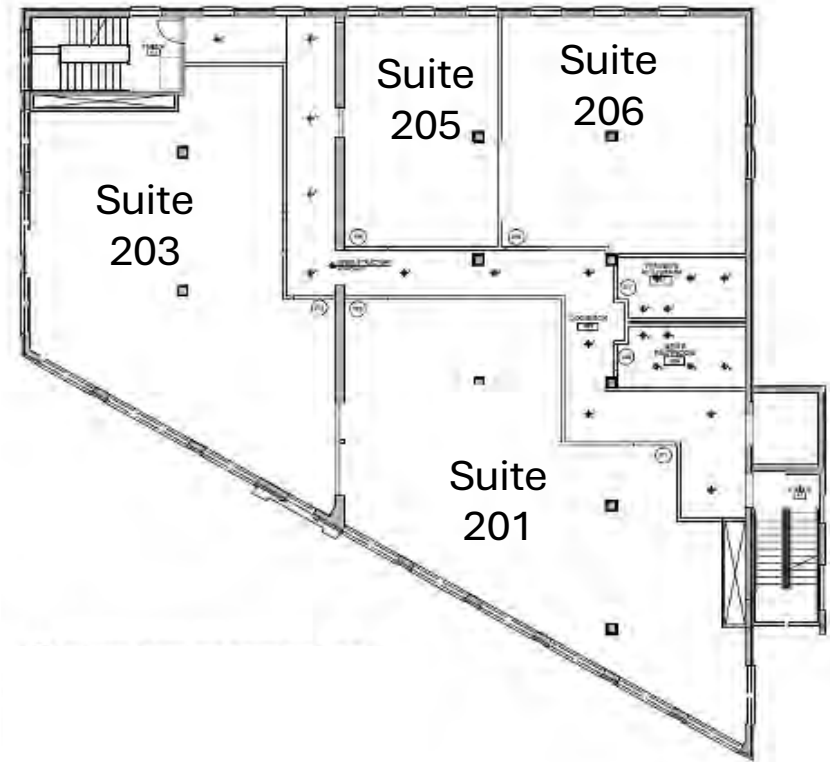
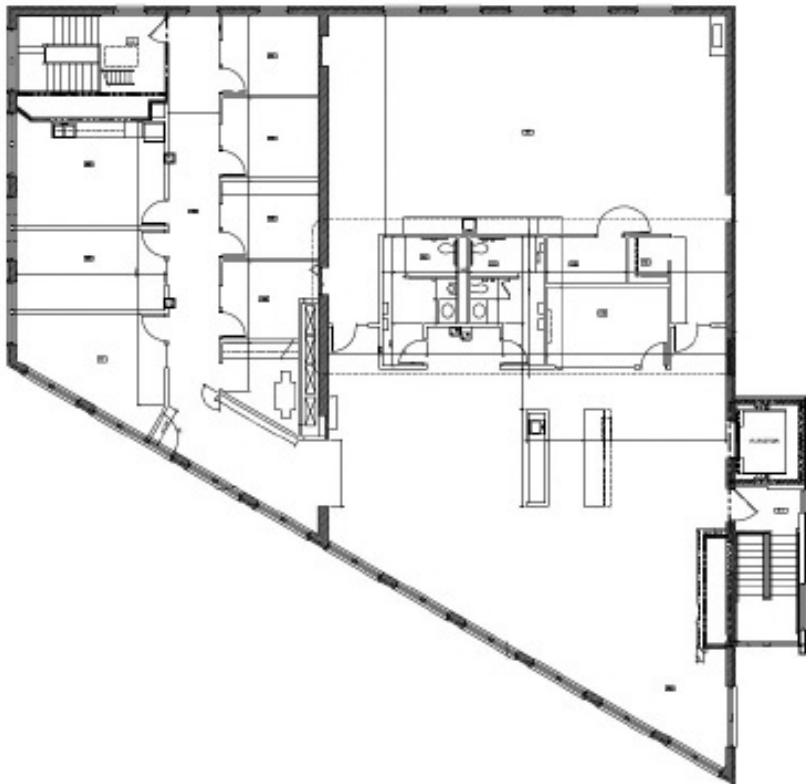
- Multiple quick service and full-service restaurants within three block
- Near immediate access to Kowalski's, The Wedge, Aldi, and Lunds & Byerlys
- Highly serviced by public transportation
- Extremely bike, scooter, and pedestrian friendly
- Expansive outdoor areas in near proximity at Loring & Kenwood Parks and Lake of the Isles
- Efficient access to highly educated and young workforce in Uptown
- Highly accessible for executives in the Kenwood and Lowry Hill neighborhoods
- Immediate access to I-94 with close proximity to I-35W and I-394

BURCH BUILDING OFFICE

Suite	RSF	Monthly Rate*	Term Length (in Months)	Reserved Parking Stalls
201	2,190 SF	\$5,000 Gross / Month	36, 60, 84 Months	Up to 2 Stalls Available
203	2,119 SF	\$4,800 Gross / Month	36, 60, 84 Months	Up to 2 Stalls Available
205	828 SF	1,900 Gross / Month	36, 60, 84 Months	Up to 1 Stall Available
206	1,278 SF	\$2,900 Gross / Month	36, 60, 84 Months	Up to 1 Stall Available
300	6,825 SF	\$18,400 Gross / Month	36, 60, 84 Months	Up to 7 Stalls Available

* Monthly Rate includes utilities, standard janitorial services, and other traditional services provided to Tenants.

Suite 300



BURCH BUILDING LOCATION





CONTACT FOR MORE INFORMATION:



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