

The Colliers logo, featuring the word "Colliers" in white serif font on a dark blue rectangular background with a thin yellow and red horizontal stripe at the bottom.

Newell Building

300 N 6th Ave
Minneapolis, MN

2,032 SF Retail Space For Lease



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PROPERTY OVERVIEW

- Unique ground-floor opportunity in the highly sought-after North Loop
- Located on Washington Ave N, the highest VPD in area
- Anchored by 68 apartments above and connected via skyway to The Falk (258 units)
- Outdoor patio opportunity along 6th Avenue N
- Adjacent to the health and wellness club coming soon

BUILDING INFORMATION

Address	300 N 6th Avenue Minneapolis, MN 55401
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Floors	Five (5)
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Availability	Suite 127: 2,032 SF
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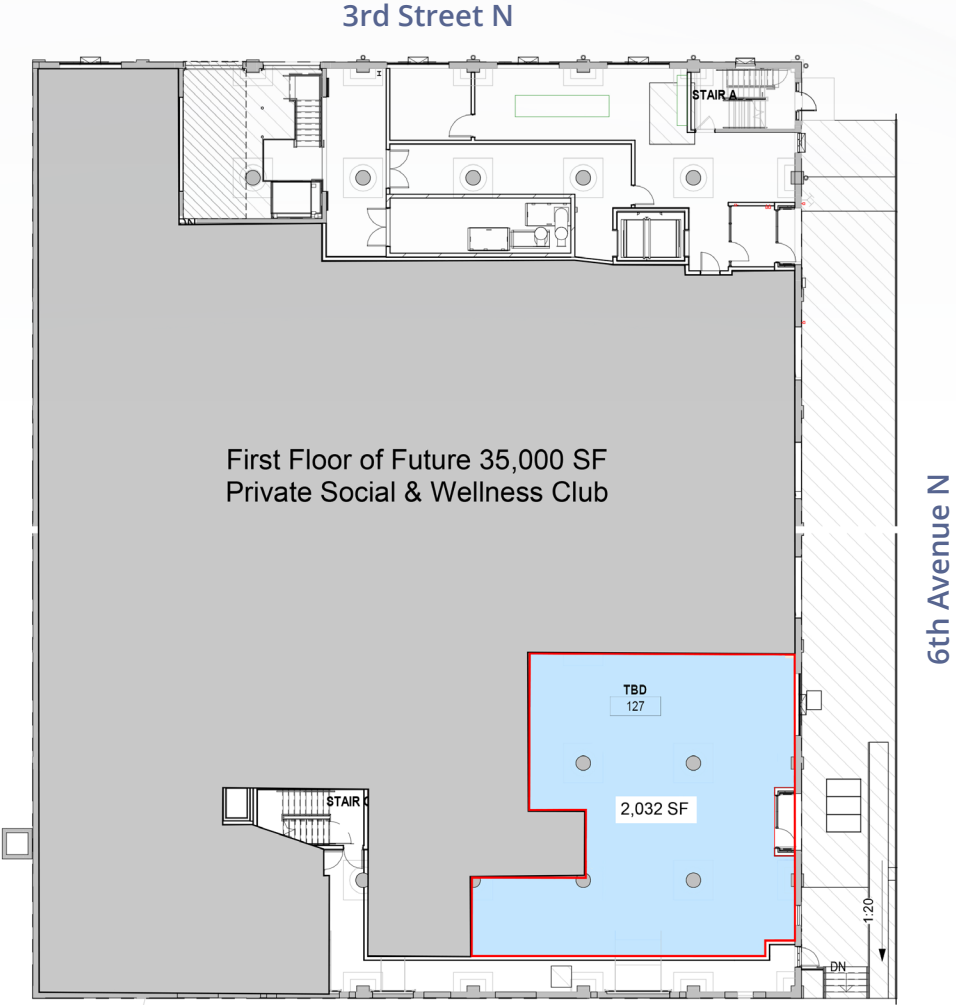
Asking Rent Rate	Negotiable
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CAM/TAX	\$12.00 PSF
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FLOOR PLAN

Ground Level



THE VIBRANT NORTH LOOP

A Growing Neighborhood

Minneapolis' North Loop is one of the city's most vibrant and fastest-growing neighborhoods. Just north of downtown along the Mississippi River, it blends historic warehouses with modern offices, chef-driven restaurants, craft breweries, and national retailers. Popular with creative companies and young professionals, the North Loop also offers direct light rail access to MSP Airport, the University of Minnesota, St. Paul, and major sports venues including Target Field. Recognized by Forbes as one of "America's Best Hipster Neighborhoods" and by Fodor's as a top global destination, the North Loop is a centerpiece of Minneapolis' energy and growth.



BY THE NUMBERS



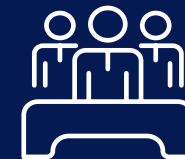
93
Walk Score



27,703 VPD
Traffic Counts



27,720
Current Population
(1 mile radius)



127,521
Daytime Population
(1 mile radius)



\$138,071
Average Household
Income
(1 mile radius)



15,676
Households
(1 mile radius)

PROPERTY AERIAL





Colliers

CONTACT US

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