

FOR SALE

2639

2ND STREET NE
MINNEAPOLIS, MN

Property Information



ADDRESS	2639 2nd St NE, Minneapolis, MN	
SIZE	47,997 SF	
SIZE	Office	Approx. 3,000 SF
	Warehouse	Approx. 44,997 SF
	Total	Approx. 47,997 SF
PID	11-029-24-23-0123	
LOT	1.81 Acres	
LOADING	3 Interior Dock High 1 Drive-In 8'x8'	
CLEAR HEIGHT	18-30'	
YEAR BUILT	1973 / Expansion in 1980	
POWER	2,000 AMPS 480V 3-Phase	
PARKING	50 Stalls	
ZONING	PR1 - Production Mixed Use	
2025 TAXES	\$144,028.78 (\$3.00 PSF)	
2025 ASSESSED VALUE	Land \$624,300 Building \$2,995,700 Total \$3,620,000	
SALE PRICE	Negotiable	

Property Highlights



**Heavy Power for
Manufacturing Users**



Central Twin Cities Location



Excellent Clear Height

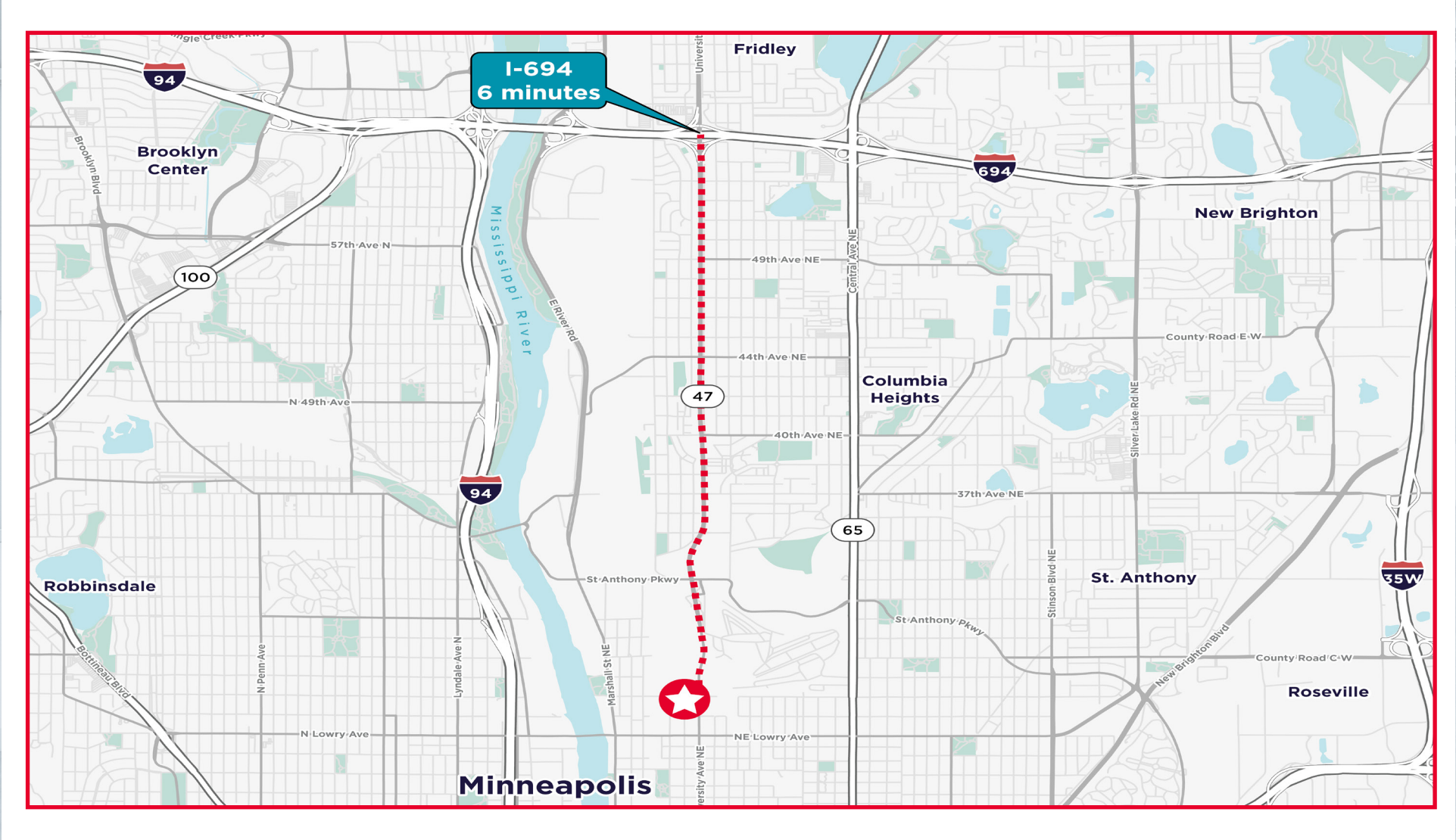


**Wide column spacing that
allows for a variety of uses**

Building Photos



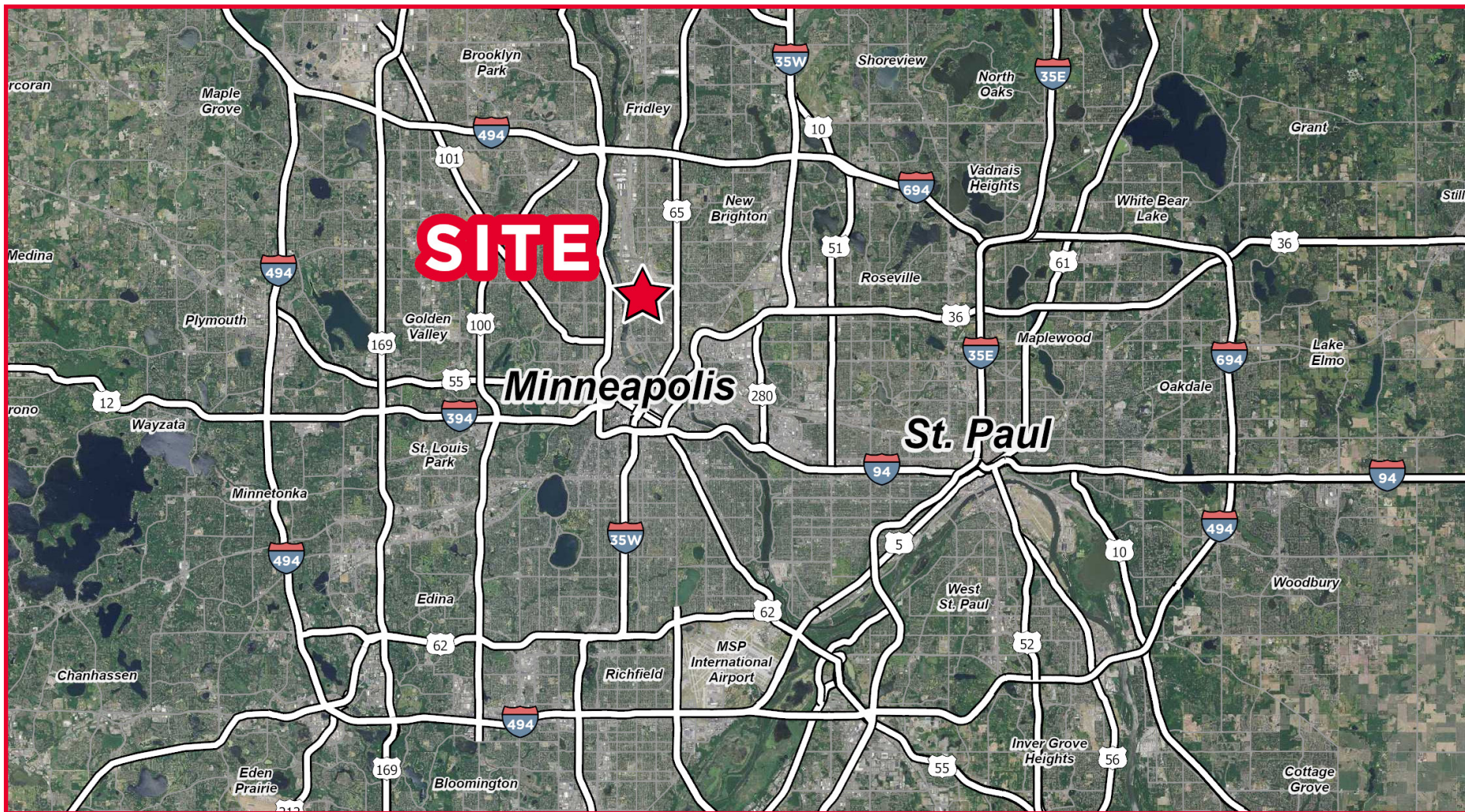
Drive Time Map



Nearby Amenities Map



Property Aerial





Contact

Jason Sell
Senior Director
+1 952 837 8515
jason.sell@cushwake.com

Todd Hanson
Senior Director
+1 952 820 8737
todd.hanson@cushwake.com

Jordan Dick
Director
+1 952 204 7631
jordan.dick@cushwake.com

