

FOR LEASE

STACK

3003 PACIFIC STREET N

MINNEAPOLIS, MN 55411

AVAILABLE W/ 90 DAY NOTICE



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PROPERTY OVERVIEW

3003 Pacific St N, Minneapolis, MN

3003 Pacific St in Minneapolis offers 105,128 square feet of versatile industrial space with ample loading docks, new air conditioning in the north end of building, and a strong 3,000 amp power supply. The building provides efficient workflow for manufacturing, warehousing, or distribution. Its convenient Minneapolis location ensures excellent access to major highways, labor, and transportation routes, making it a reliable and well-equipped option for growing industrial operations.

General Building Information

Year Built
1953

Construction Type
Masonry

Zoning
PR-1 (Production Mixed-Use)

Building Ownership
Litin Family Partnership

Building Specifications

Total Square Footage
105,128 SF (4,800 SF office)

Parcel Size
2.92 acres

Office Size
Approx. 15,000 SF (3 stories)

Warehouse Size
Approx. 90,128 SF

Loading
5 Internal docks w/ levelers (36' x 38')
8 External docks w/ levelers
1 External docks w/ no levelers

Clear Height
16'

Climate Control
North end new A/C - 16-fan unit

Parking
55 Stalls

Roof Age
Varies

Electric Capacity
3,000 amps, 250v

Rail
Adjacent to CPKC Rail

Columns
28' x 20'

Sprinklers
100% Sprinkled (wet & dry)

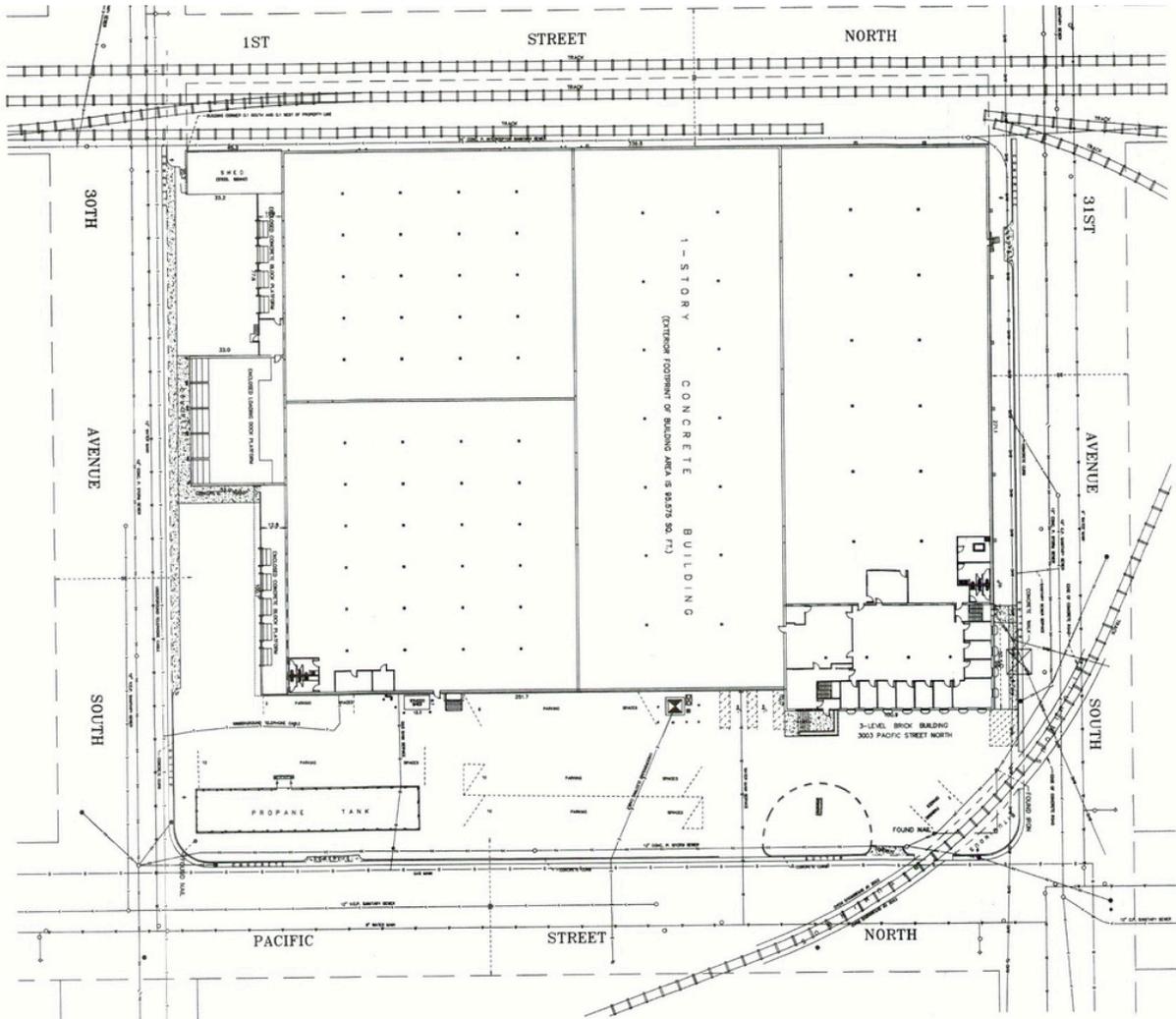
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Lease Details

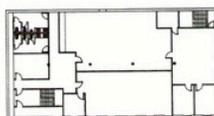
Lease Rate
Negotiable

Property Taxes (2026)
\$1.96 PSF

SITE PLAN



Lower Level Office



Upper Level Office



105,128 SF
Total

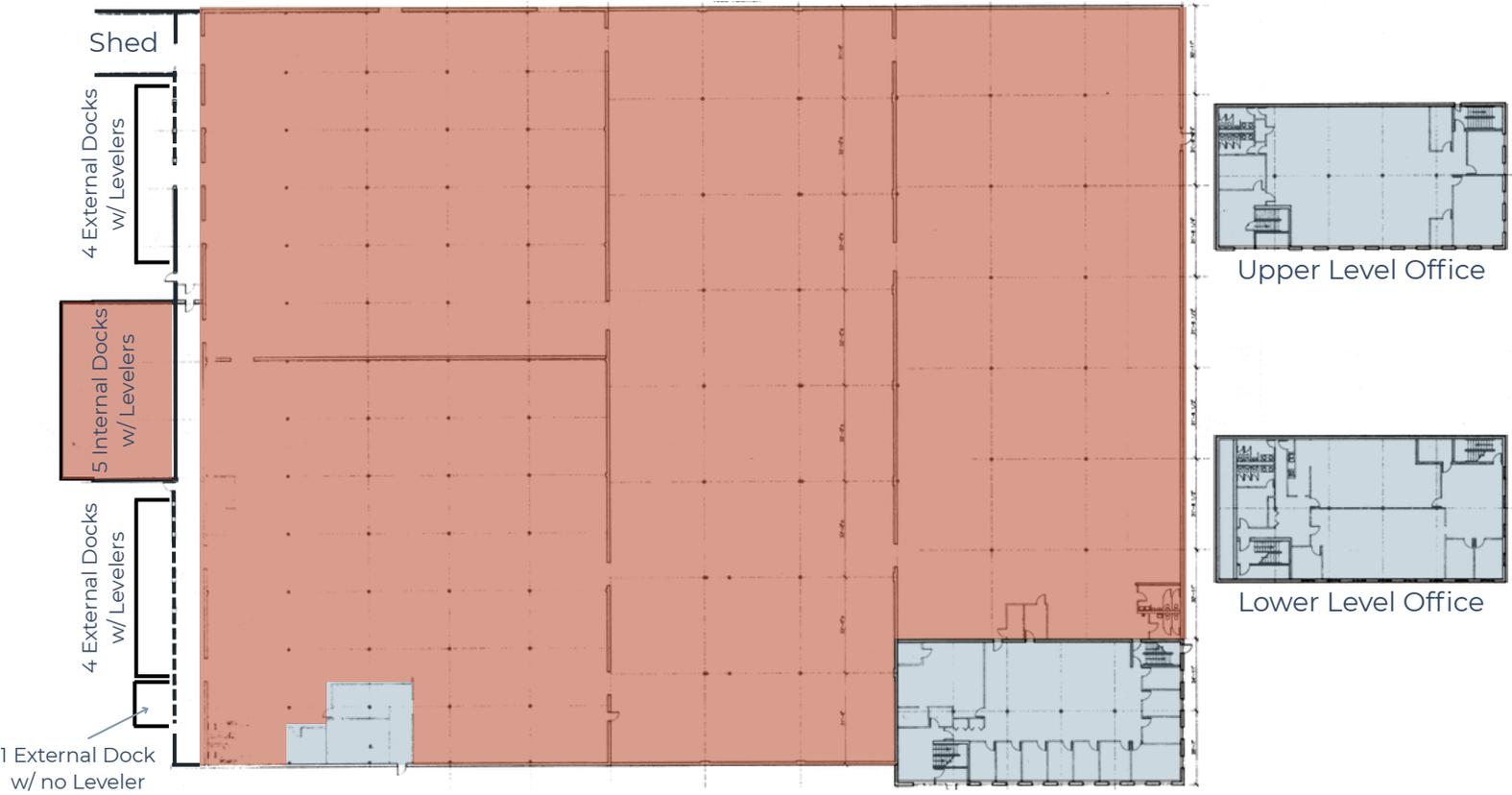


15,000 SF
Office



90,128 SF
Warehouse

AVAILABLE SPACE



105,128 SF
Total



15,000 SF
Office



90,128 SF
Warehouse

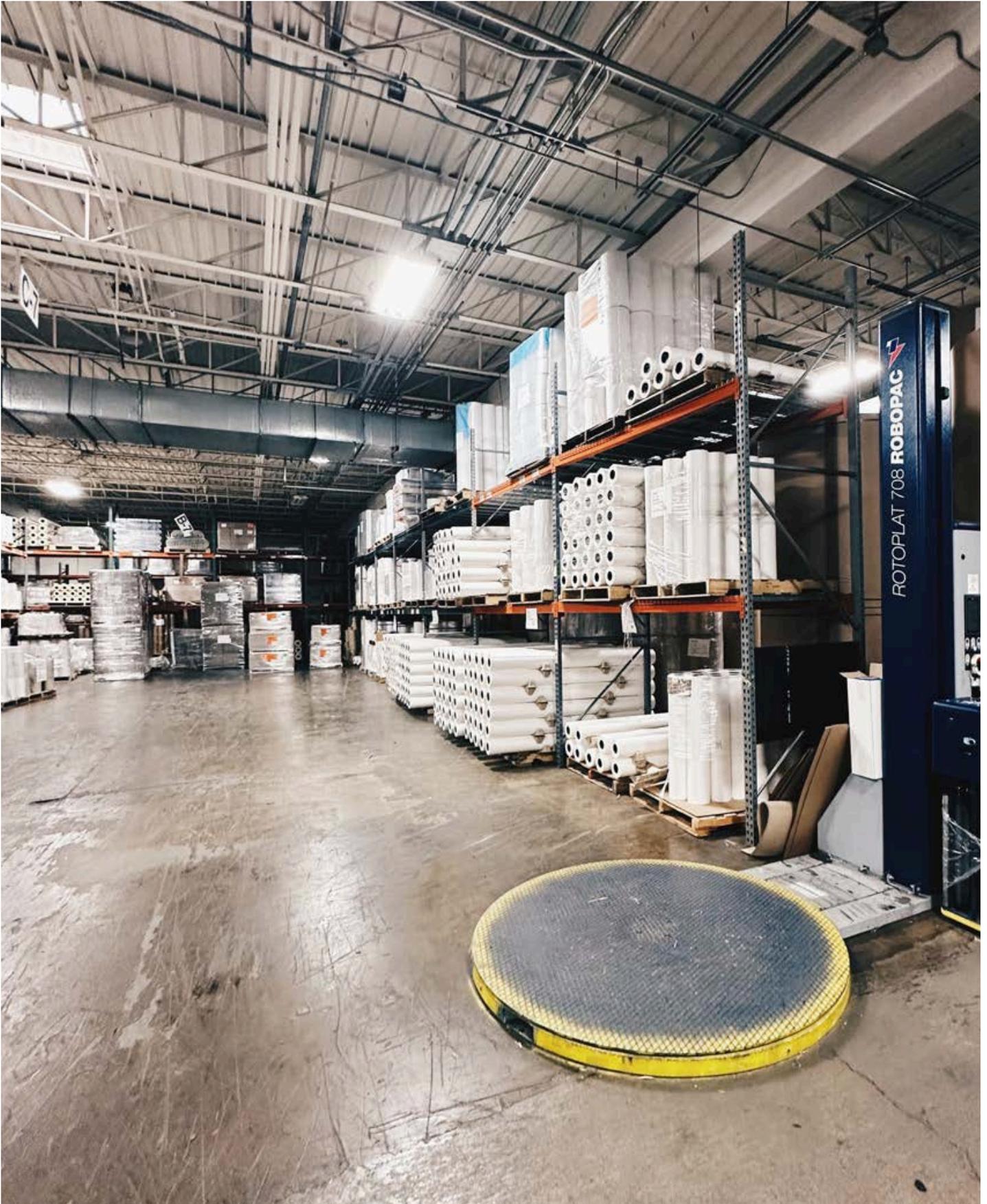
PROPERTY IMAGES



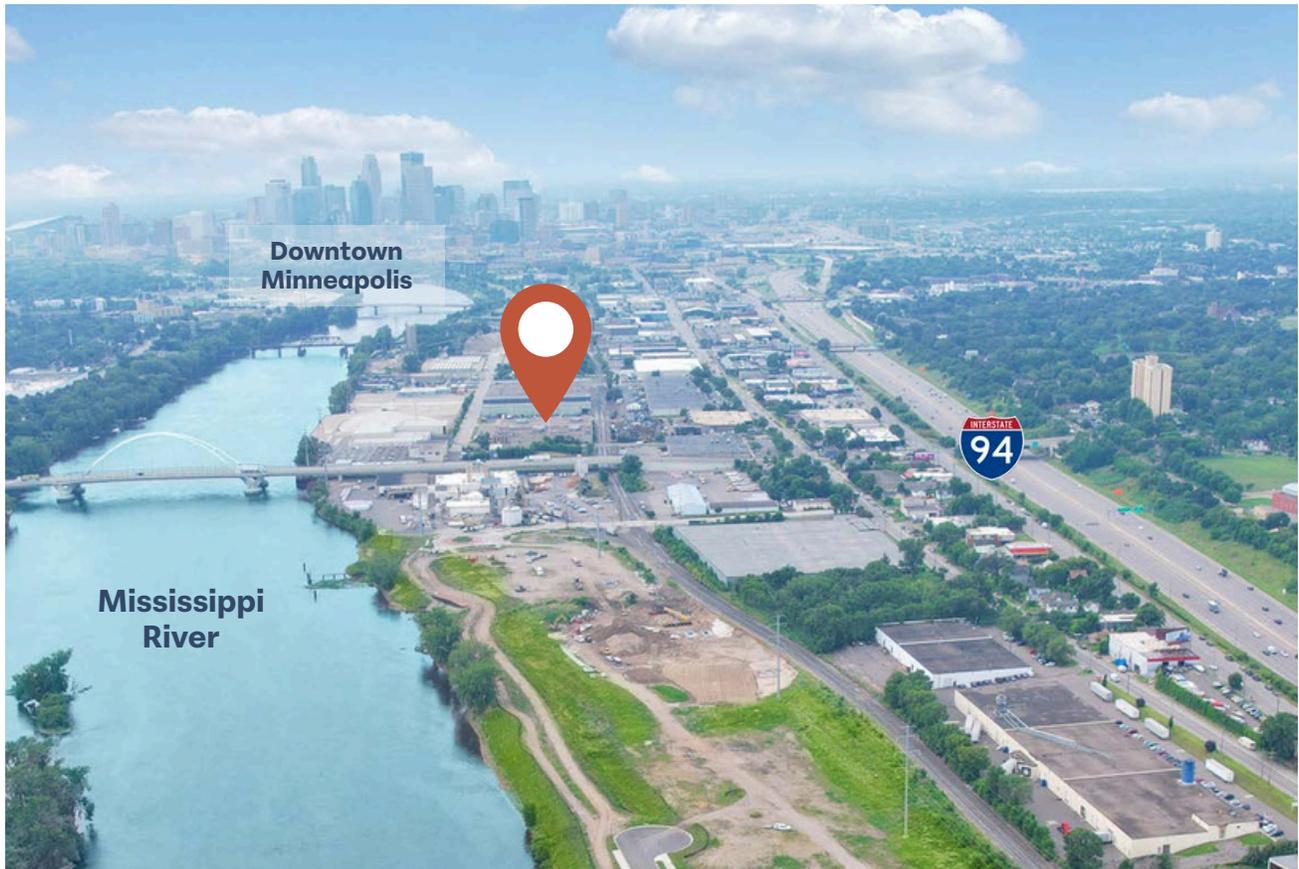
PROPERTY AERIAL



WAREHOUSE PHOTO



LOCATION & AMENITIES



704

Restaurants within 5 miles

The Sample Room
Broken Clock Brewing
Diane's place
Bar La Grassa
Spyhouse Coffee
Pryes Brewing Company
The Freehouse
NOLO's Kitchen & Bar
Grace Provisions + Liberations
The 1029 Bar



788

Retail Shops within 5 miles

NAPA Auto Parts
Cub Foods
AutoZone Auto Parts
The Foundry Home Goods
Whole Foods Market
Target
Parc Shop
The Golden Pearl Vintage
Walgreens
Holiday

HIGHWAY ACCESS



Strategic Central Location with Seamless Highway Access

2 Minutes

Interstate 94

5 Minutes

Downtown Minneapolis
Interstate 394
Interstate 694

20 Minutes

Mall Of America
MSP International Airport
Downtown St. Paul

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INDUSTRIAL PARTNERS