

NORTHWIND

= EST. *Lofts* 1885 =

Hip & Historic Commercial Work Spaces

SASH, DOOR & BLIND FACTORY.

350 Barrels Water Tank on Roof of Factory

300 Cistern near Eng. House

2 Sturtevant Blowers in Factory and one in Planing Mill



2400 NORTH 2ND STREET | MINNEAPOLIS MN 55411 | 612.522.6500

www.NorthwindLofts.com



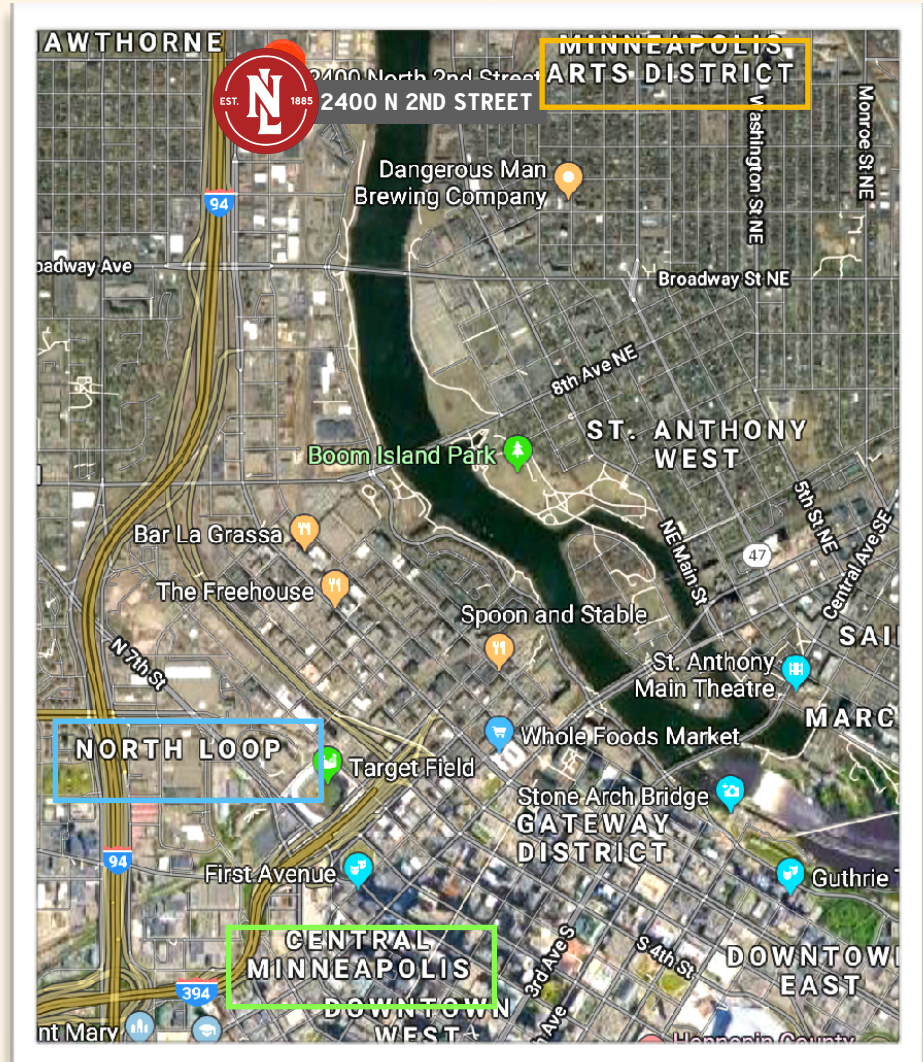
LOCATION & FEATURES

Northwind Lofts are conveniently located off Highway 94 West and Broadway Avenue in the Hip & Historic Warehouse District of Minneapolis, just 5 minutes from almost any local convenience including SpyHouse Coffee, Broadway Pizza, Breweries and the Mississippi River Walk - to name a few. Some units have spectacular Downtown Skyline or River views!

Property & Building Features Include:

- > Over 148,000 Square Feet of Commercial Loft, Retail, & Flex Space
- > Units available from 1000 - 80,000 Square Feet
- > Renovated with Updated Electrical, Plumbing, Windows & Doors
- > Restored to Original Features such as Exposed Brick Walls, Arched Windows, Solid Wood or Concrete Floors, Huge Timber Beams, Soaring Lofted Ceilings, etc.
- > Free, Off-Street Tenant & Guest Parking
- > Secured Front Door Access
- > Large Freight Elevator
- > Interior Mailboxes for Added Security

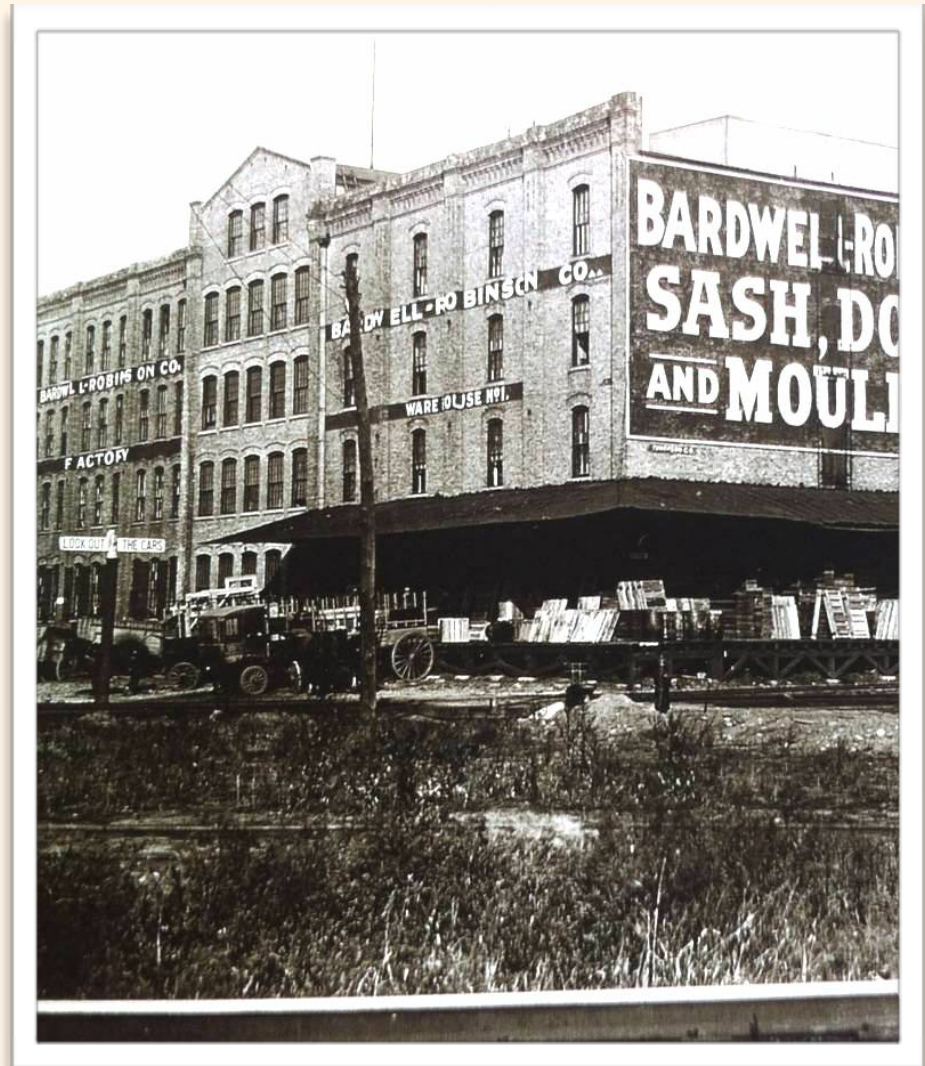
Northwind Lofts offer a unique blend of flexibility and affordability making this location perfect for start-ups, co-working or maker spaces and creatives.



HISTORY

Nestled just off the banks of the Mississippi River in the heart of the Minneapolis Warehouse District sits a truly magnificent and historic landmark. Northwind Lofts was built in 1885 for the Bardwell, Robinson & Co. sash, door and blind factory. Their trade, which amounted at the time to \$150,000 per year, employed 100 men (at the time of the factories inception) paying them an average wage of \$30 per month. They cut their own logs and had them manufactured into lumber. Over 2,500,000 feet of the original lumber used remains in the restored building today.

In 2001, the owners of Space Unlimited purchased the property and have since invested over \$1,000,000 in renovations and improvements. For over 15 years now, tenants have enjoyed the charm and ambiance of the buildings history along with the convenience the location offers - only 5 minutes to downtown Minneapolis, just off Highway 94 and Broadway Avenue.



INDEPENDENTLY OWNED & MANAGED

Northwind Lofts is independently owned and managed by the same family business. Since 1999, Space Unlimited has owned and operated over 500,000 square feet of commercial real estate assets in Uptown, NE and the Warehouse District of Minneapolis.

Passionate about real estate and helping fellow business owners, we are committed to listen, respond and serve our clients in the most timely and courteous manner. Most of our tenants have leased from us for an average of 5-6 years. We keep lease rates low, don't charge unnecessary management fees and have our own full-time maintenance crew.

Our philosophy is simple -

"We treat our buildings as if they were our home and our tenants like family and friends."









NOW LEASING



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NOW LEASING

LEASING INFORMATION

*Unit availability changes, so please
contact us about current and
upcoming units for lease.*

Contact: David Oman

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