

UNIVERSITY FOOD HALL AT SYDNEY HALL

316 15th Avenue SE, Minneapolis, MN 55414



PROPERTY DESCRIPTION

University Food Hall is a brand new restaurant offering. The Food Hall is designed with 10 stalls available for food vendors. Stalls range from 222-347 SF and are clustered around an approximately 7,000 SF seating area with seating available for 217 patrons. 6 of the units are equipped with hoods. The entrance to the court is on the corner of 15th Avenue SE and SE 4th Street with an abundance of foot traffic. The street level of the building is designated for retail tenants with the remaining floors having 125 student dorm/apartment units.

PROPERTY HIGHLIGHTS

- Grand Opening late January 2020!
- Located in iconic Dinkytown, 1 block from the University of Minnesota campus
- Food court designed for 10 vendors - Stalls are clustered around an approximately 7,000 SF seating area with seating available for 217 patrons
- Street level retail on the 1st floor; Remaining floors are Student Dorms/Housing

KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

DAVID FINIGAN
Director
0: 651.262.1008
dave.finigan@kwcommercial.com

LOCATION DESCRIPTION

Located in Sydney Hall on the corner of 15th Avenue SE and SE 4th Street in the iconic Dinkytown neighborhood of Minneapolis. Sydney Hall is located 1 block from the University of Minnesota campus and has an abundance of student traffic. The Dinkytown neighborhood is minutes from campus classrooms, sports facilities, entertainment venues, shopping and restaurants.

OFFERING SUMMARY

Lease Rate:	\$2,960.00 - 4,650.00 per month (NNN)
Stall sizes range:	222 - 347 SF
Hoods:	Units 2-7 Have Hoods
CAM charge:	Billed monthly, CAM budget to be determined

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcmidwest.com/

RETAIL FOR LEASE

UNIVERSITY FOOD HALL AT SYDNEY HALL

316 15th Avenue SE, Minneapolis, MN 55414



KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

DAVID FINIGAN
Director
0: 651.262.1008
dave.finigan@kwcommercial.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcmidwest.com/

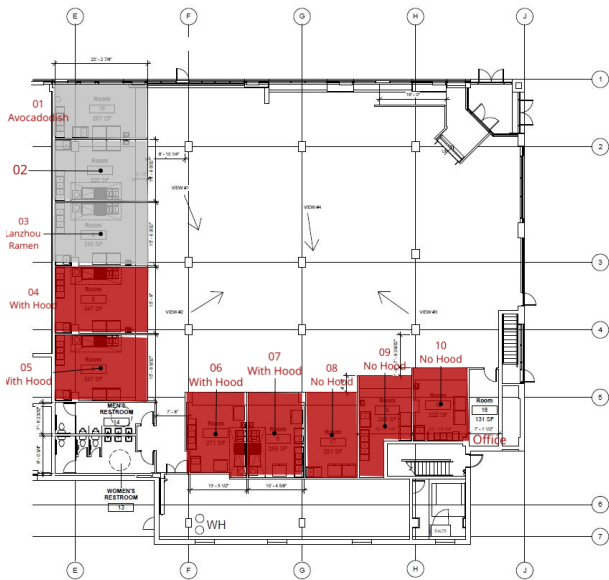
RETAIL FOR LEASE

UNIVERSITY FOOD HALL AT SYDNEY HALL

316 15th Avenue SE, Minneapolis, MN 55414



LEASE TYPE | NNN TOTAL SPACE | 222 - 347 SF LEASE TERM | Negotiable LEASE RATE | \$2,960.00 - \$4,650.00 per month



UNAVAILABLE

AVAILABLE

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
04	Available	347 SF	NNN	\$4,650 per month	Kitchen Hood available
05	Available	347 SF	NNN	\$4,650 per month	Kitchen Hood available
06	Available	271 SF	NNN	\$3,620 per month	Kitchen Hood available
07	Available	269 SF	NNN	\$3,600 per month	Kitchen Hood available
08	Available	251 SF	NNN	\$3,400 per month	No Hood
09	Available	249 SF	NNN	\$3,350 per month	No Hood
10	Available	222 SF	NNN	\$2,960 per month	No Hood

KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

DAVID FINIGAN
Director
0: 651.262.1008
dave.finigan@kwcommercial.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

RETAIL FOR LEASE

UNIVERSITY FOOD HALL AT SYDNEY HALL

316 15th Avenue SE, Minneapolis, MN 55414



KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

DAVID FINIGAN
Director
O: 651.262.1008
dave.finigan@kwcommercial.com

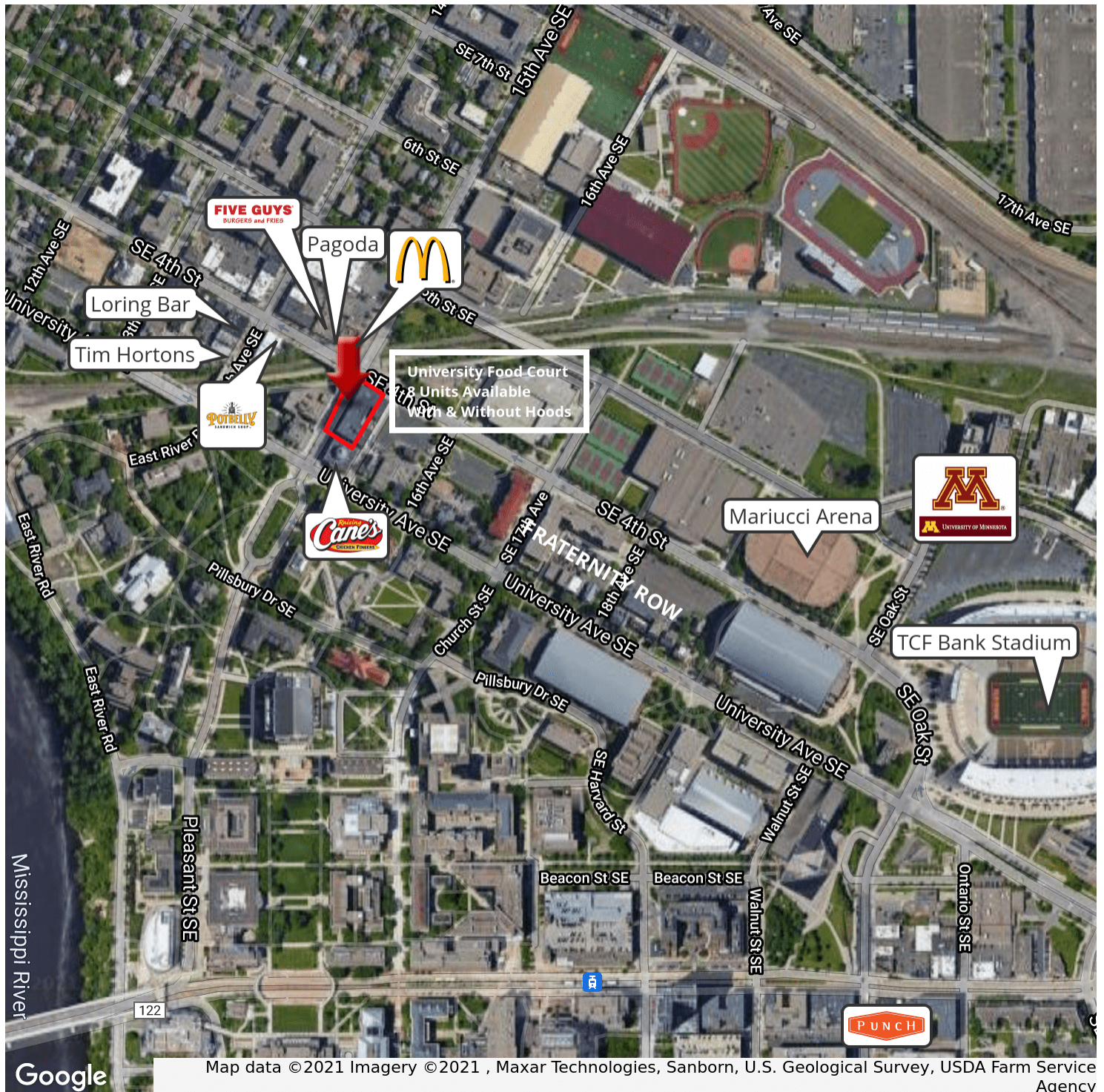
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcmidwest.com/

RETAIL FOR LEASE

UNIVERSITY FOOD HALL AT SYDNEY HALL

316 15th Avenue SE, Minneapolis, MN 55414



KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

DAVID FINIGAN
Director
0: 651.262.1008
dave.finigan@kwcommercial.com

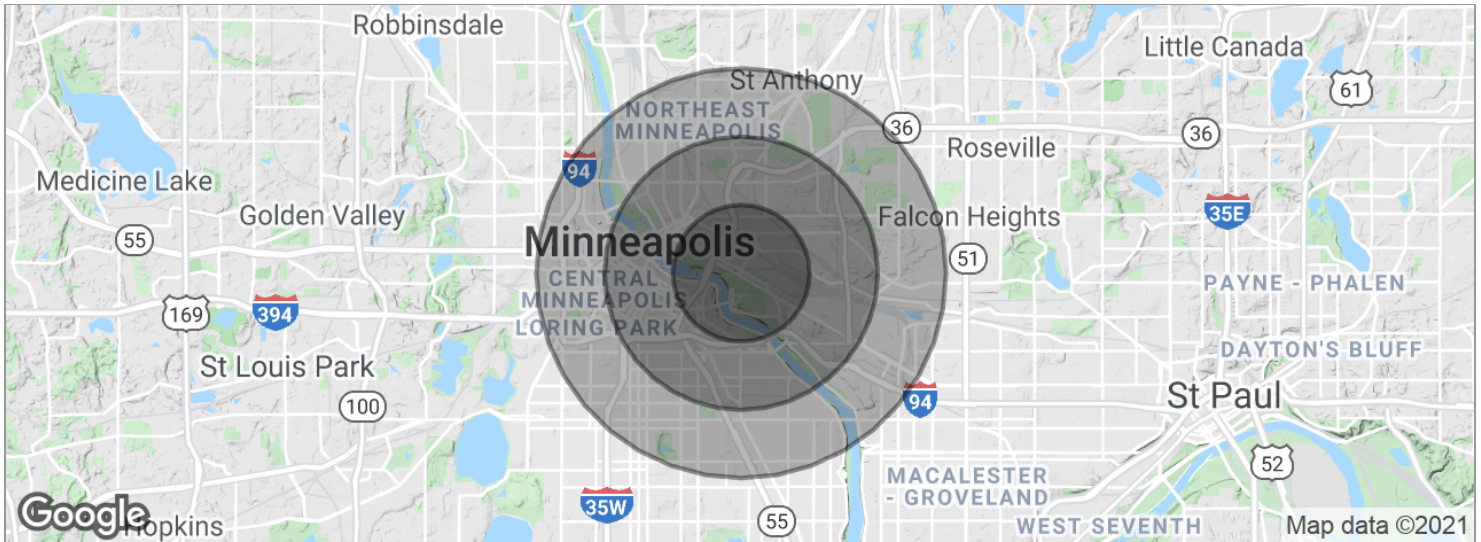
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcmidwest.com/

RETAIL FOR LEASE

UNIVERSITY FOOD HALL AT SYDNEY HALL

316 15th Avenue SE, Minneapolis, MN 55414



POPULATION	1 MILE	2 MILES	3 MILES
Total population	28,904	85,642	189,297
Median age	21.7	27.0	30.5
Median age (male)	21.9	27.1	30.6
Median age (Female)	21.6	27.0	30.6
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total households	9,298	35,017	81,505
# of persons per HH	3.1	2.4	2.3
Average HH income	\$37,904	\$48,186	\$53,112
Average house value	\$287,868	\$273,469	\$249,999

* Demographic data derived from 2010 US Census

KW COMMERCIAL
14665 Galaxie Avenue, Suite 350
Apple Valley, MN 55124

DAVID FINIGAN
Director
O: 651.262.1008
dave.finigan@kwcommercial.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

Each Office Independently Owned and Operated kwcmidwest.com/