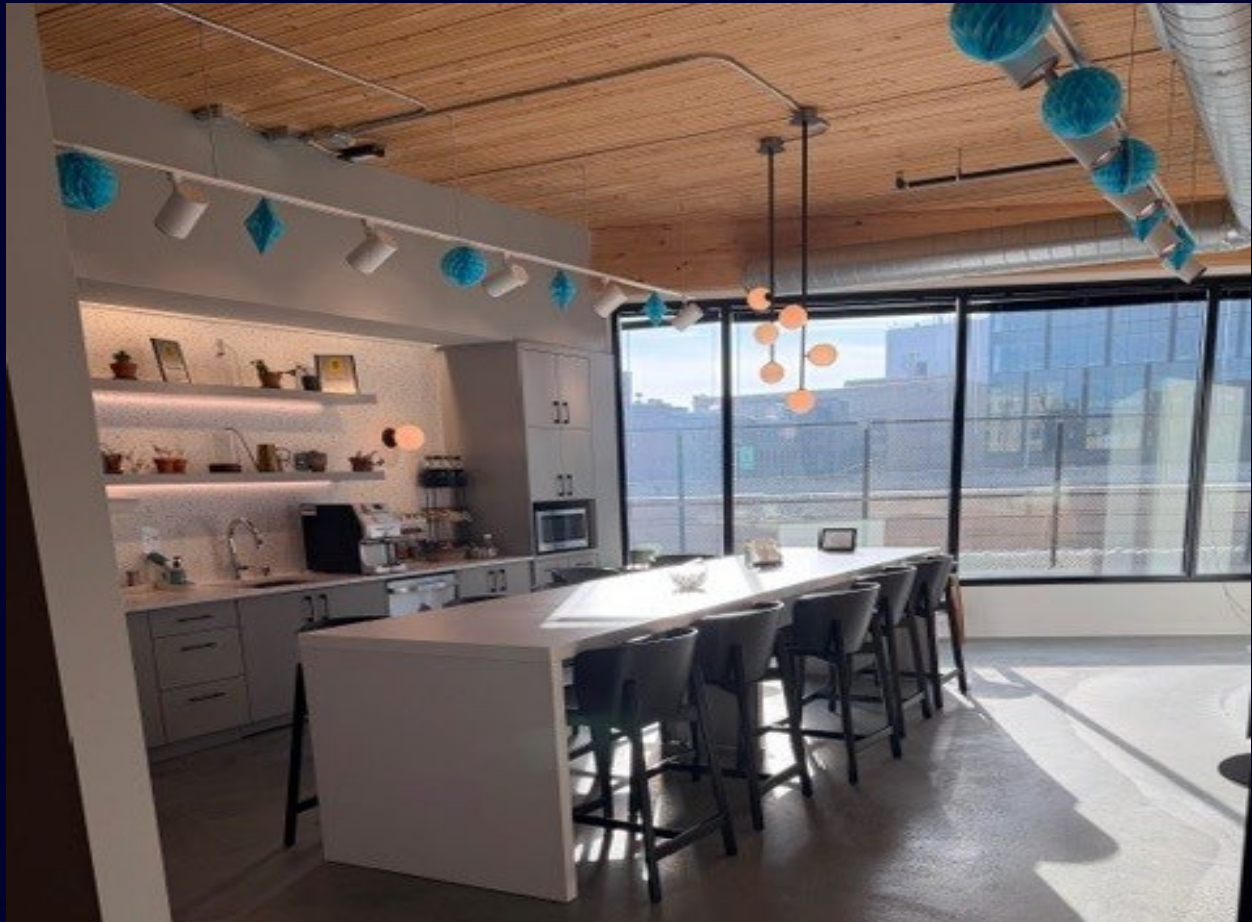


OFFICE SPACE FOR SUBLEASE



T3

323 Washington Ave N
Minneapolis/North Loop

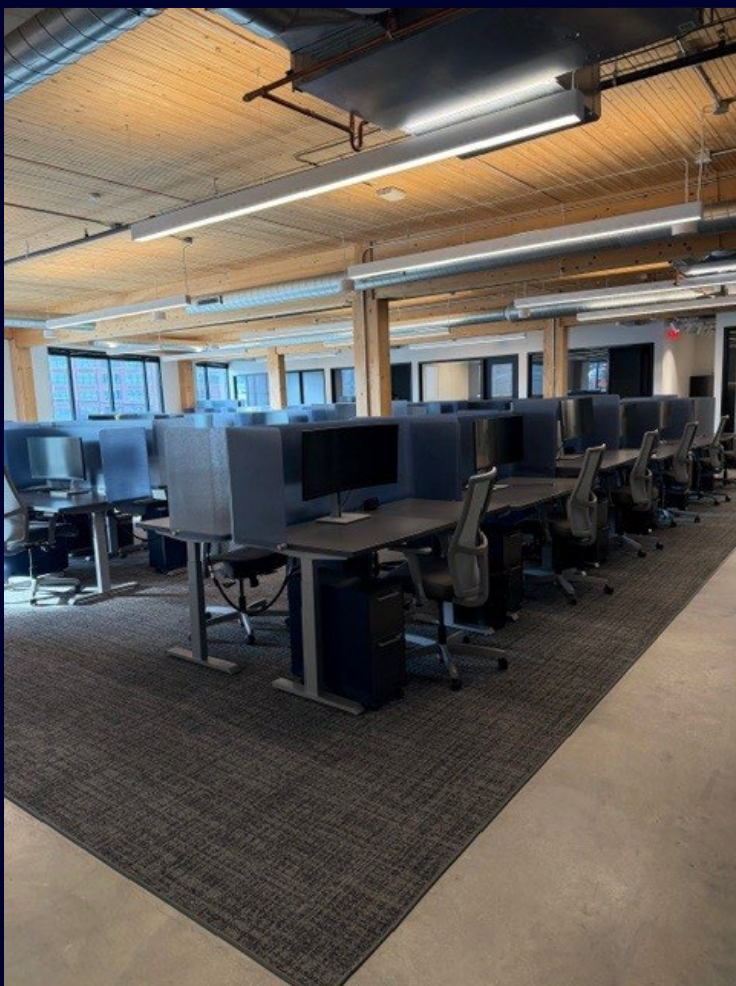
LEASE DETAILS:

- ◆ **6,949 Square Feet on the 4th Floor**
- ◆ **Sublease opportunity through 6/30/2030**
- ◆ **Lease rate negotiable**
- ◆ **Available immediately**
- ◆ **Adjacent to North Loop Green Event Park**
- ◆ **Downtown Skyway at your doorstep**

SHANNON REILLY
(612) 373-3259
sreilly@reillycommercial.com

Reilly
C O M M E R C I A L

OFFICE SPACE FOR SUBLEASE



323 Washington Ave N
Minneapolis/North Loop

SPACE FEATURES:

- ◆ Open layout with perimeter offices
- ◆ Space in great condition
- ◆ Elevator Lobby exposure
- ◆ Large Kitchen/Breakroom
- ◆ Large and mid-sized conference rooms
- ◆ Collaborative Work Areas
- ◆ Storage

BUILDING FEATURES:

- ◆ First Floor social workspace with Wi-Fi, meeting areas and collaborative spaces
- ◆ Fitness Center with showers
- ◆ Rooftop Deck with seating, Wi-Fi and grills
- ◆ Complimentary bike rental
- ◆ Direct access to Cedar Lake trail
- ◆ Steps from North Loop bars, cafes, restaurants, boutiques and shops

SHANNON REILLY
(612) 373-3259
sreilly@reillycommercial.com

Reilly
C O M M E R C I A L

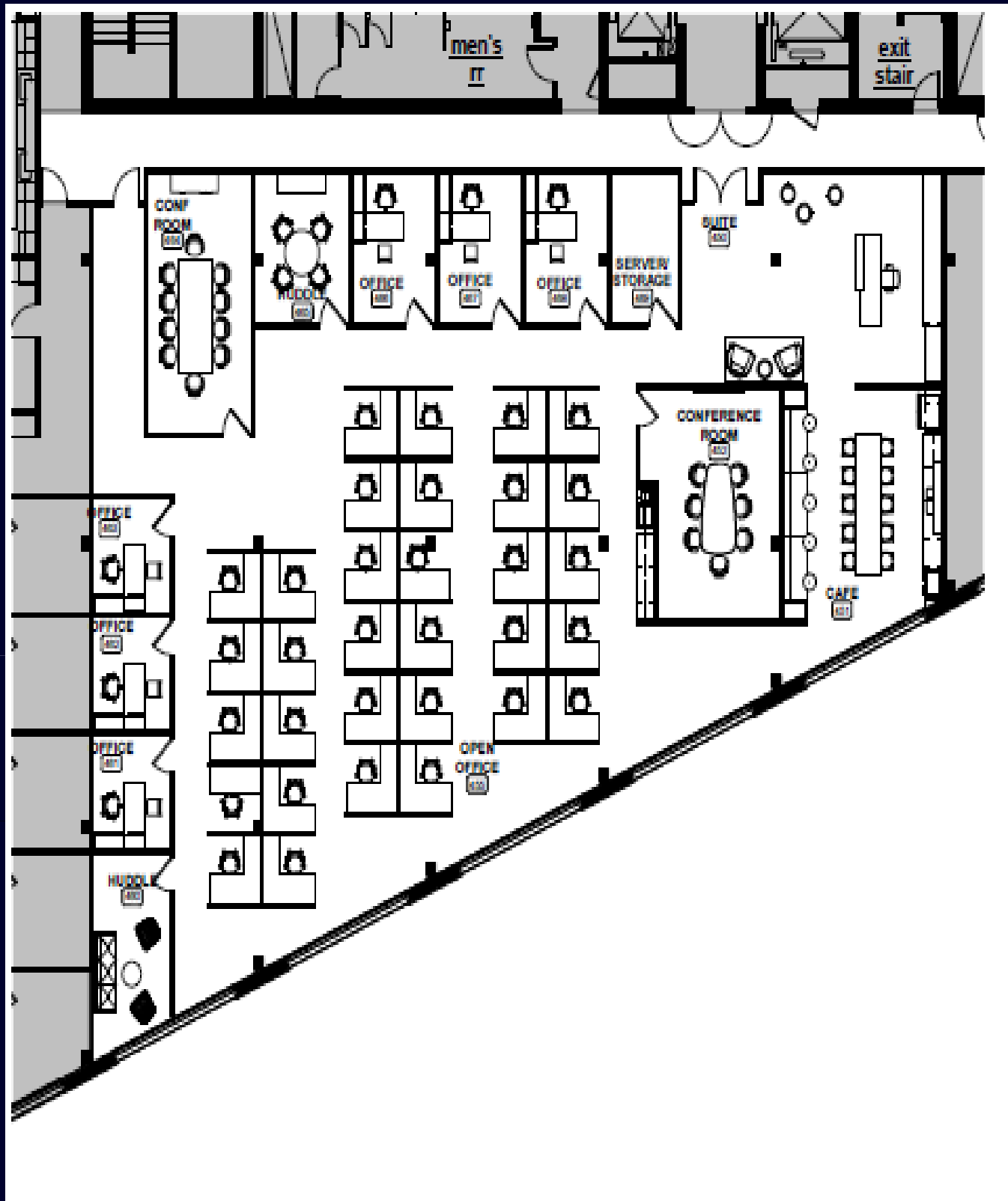
OFFICE SPACE FOR SUBLEASE



SHANNON REILLY
(612) 373-3259
sreilly@reillycommercial.com

Reilly
COMMERCIAL

OFFICE SPACE FOR SUBLEASE



SHANNON REILLY

(612) 373-3259

sreilly@reillycommercial.com

Reilly
C O M M E R C I A L