



MINNEAPOLIS 949 PORTLAND – FORMER CVS

FOR SUBLEASE

949 Portland Avenue MINNEAPOLIS, MN 55404

SQUARE FOOTAGE:

13,000

FEATURES:

- Located on the ground floor of high end condo building.
- Separate covered parking lot for site in addition to metered parking on streets.
- Both adjacent streets are main corridors exiting the MPLS CBD.
- Site sits at a highly developed residential area of low rise and newer high rise apartments.



FOR MORE INFORMATION PLEASE CONTACT:

Josh Bloom
Principal
651-207-3157
josh@bloomcommercial.com

Tim Bloom
Principal
612-701-5151
tim@bloomcommercial.com

EST. DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Employees	163,922	342,322	474,767
Population	46,380	257,411	487,497
Average HH Income	\$68,272	\$72,012	\$85,383

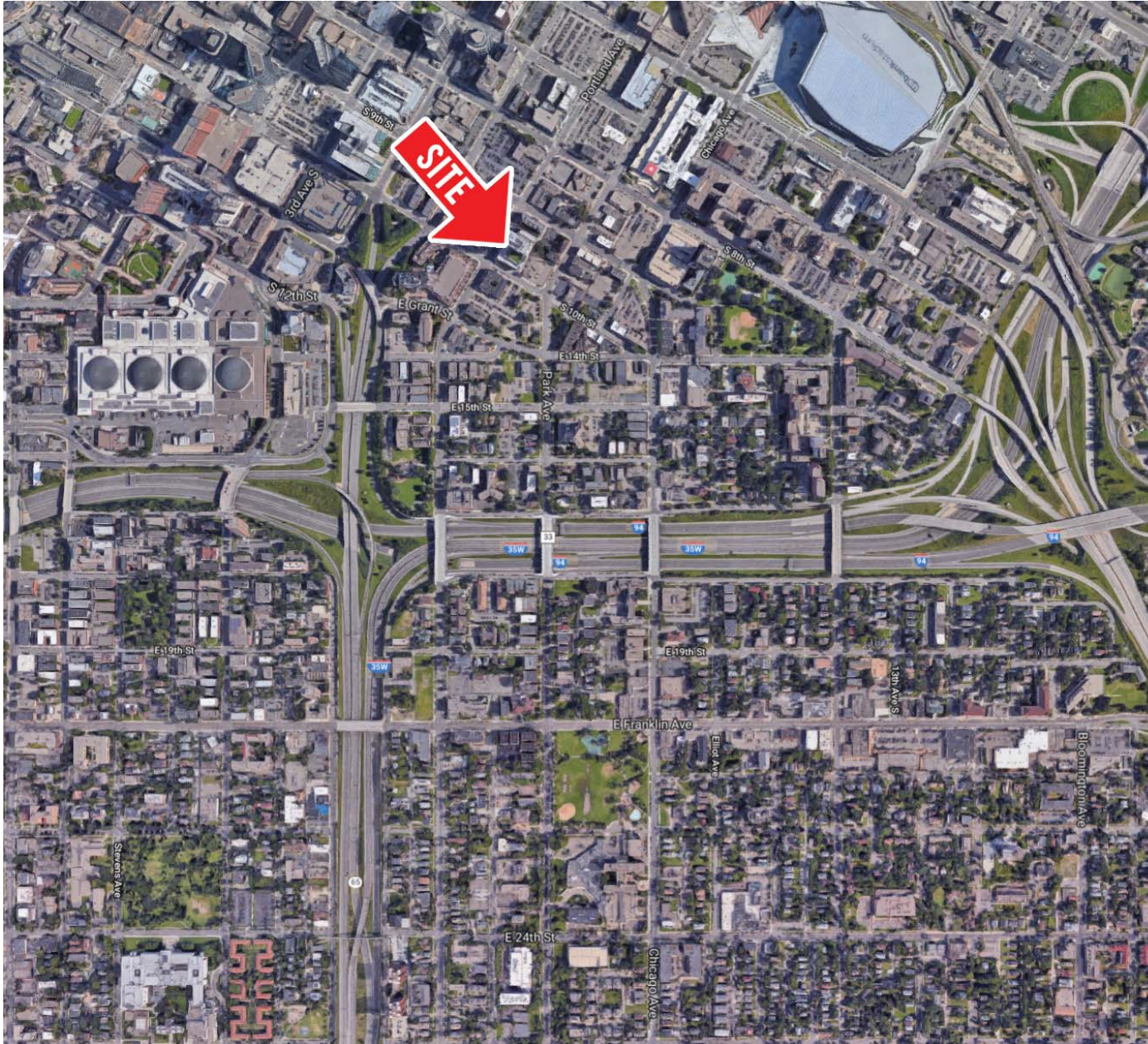
TRAFFIC COUNTS

10th Street	4,040 VPD
Portland Avenue	7,800 VPD
9th Street	7,200 VPD
5th Avenue	11,300 VPD

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FEATURES:

- Near Hennepin County Medical Center, US Bank Stadium, Kraus Anderson New Headquarters, and Downtown East
- Lots of Mixed Use development and HiRISE buildings around the site.

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Bloom Commercial Real Estate
80 South Eight Street
Suite 1850 – IDS Center
Minneapolis, MN 55402
www.bloomcommercial.com

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