



**Main House**

*Basement 2335 SF  
Main Floor 2335 SF  
Second Floor 2265 SF  
Third Floor 1100 SF*

**Carriage House**

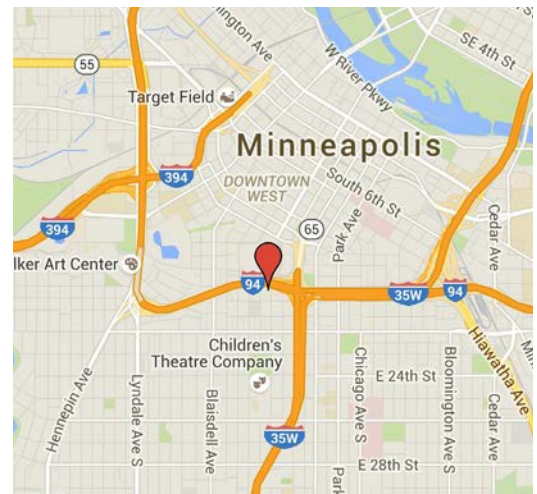
*Ground Floor 720 SF  
Second Floor 450 SF*



- Great Owner/User opportunity
- Historic Building
- Original ornate detail maintained throughout
- On site parking stalls
- Easy access to downtown
- Man lift for ADA access to the first floor

**Building Highlights**

- Prominent Mansion on a 1/3 acre corner lot with downtown views.
- Located in the Steven’s Square - Loring Heights Neighborhood of Minneapolis
- Walking distance to Minneapolis Convention Center, MCTC, Hennepin History Center, Minneapolis Institute of Arts and MCAD.
- Construction renovation work to convert the building to a commercial use remains 75% complete
- Building sold “As Is” - Scopes of work remaining to be completed by contractors are documented and available with an offer on the property.



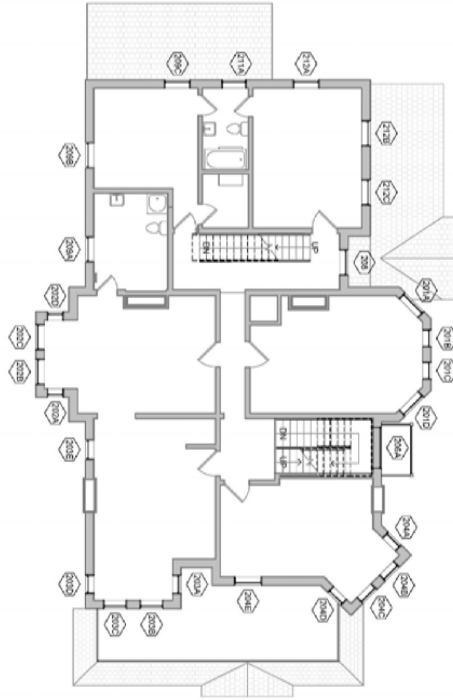
JoAnna Hicks  
Office: 612-436-8201  
Cell: 612-201-7598  
joanna@elementmn.com



Kevin Kuppe  
Office: 612-436-8202  
Cell: 612-770-7146  
kevin@elementmn.com



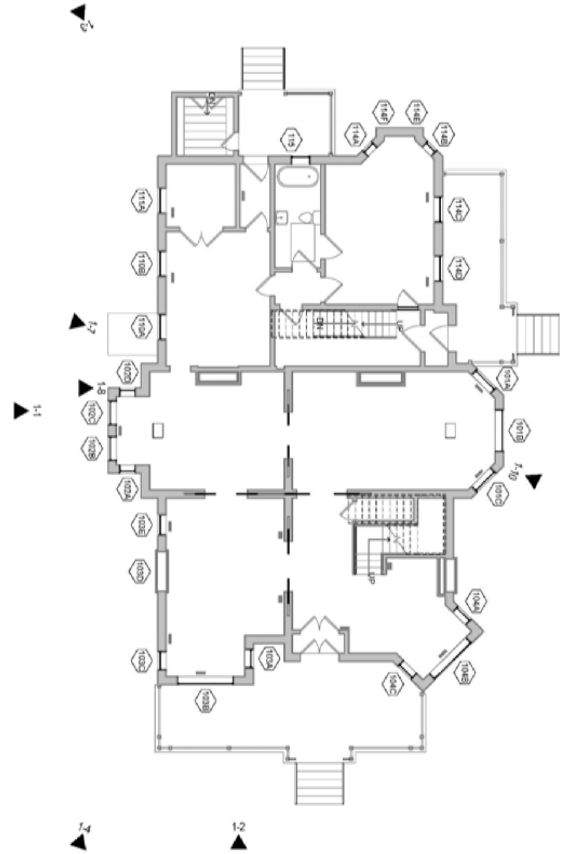
1 Basement Level - Photo Key Phase 1



3 Level 2 - Photo Key Phase 1



2 Level 1 - Photo Key Phase 1

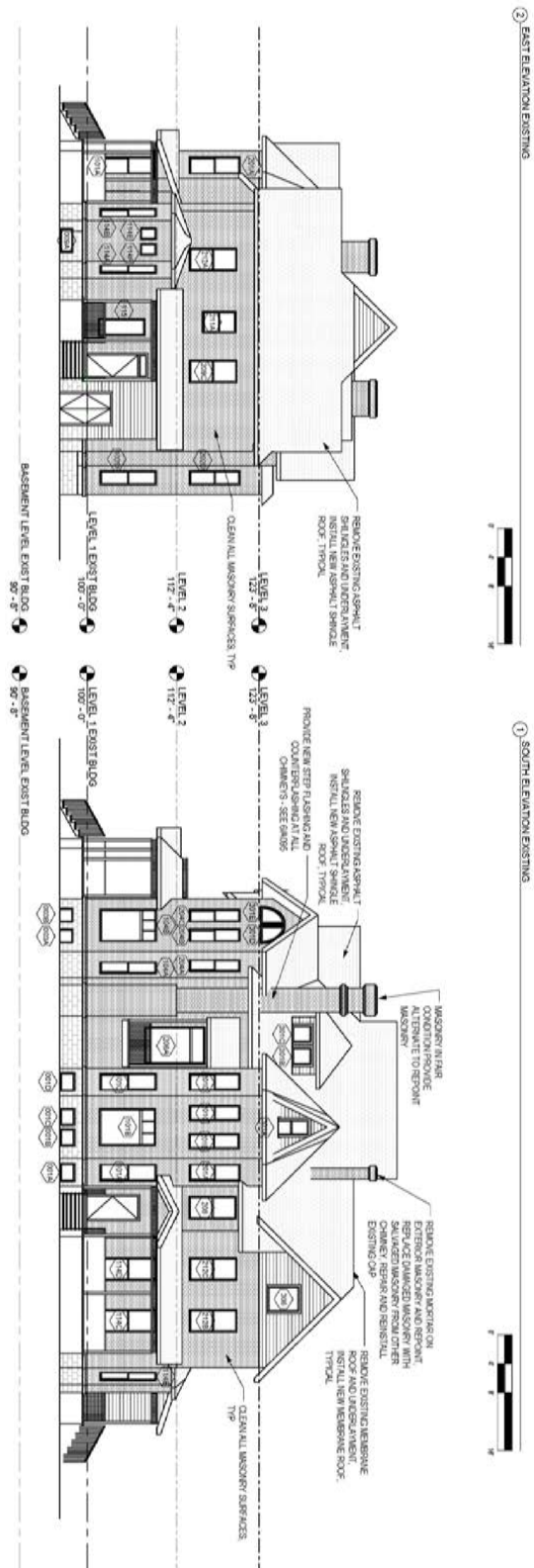


4 Level 3 - Photo Key Phase 1



Main House Floor Plans





Exterior Elevations

