

2020-2021 Minneapolis Market Values BOMA - CBD

Building complex	Property I.D. #	2020	Office	Office	Office	Office	Retail	Retail	Retail	Retail	Ramp	Ramp	Ramp	Ramp
		Mkt Value	Value	NRA	\$/NRA	Tax/NRA	Value	NLA	\$/NLA	Tax/NLA	Value	Stalls	\$/stall	Tax/stall
IDS Center	27-029-24-11-0135	\$319,380,000	\$278,650,000	1,401,831	\$198.78	\$8.83	\$25,440,000	166,110	\$153.15	\$6.80	\$15,290,000	655	\$23,344	\$1,037
Wells Fargo Center	27-029-24-11-0012	\$294,160,000	\$283,920,000	1,196,036	\$237.38	\$10.55	\$0	0	\$0.00	\$0.00	\$10,240,000	340	\$30,118	\$1,338
225 South Sixth	27-029-24-11-0127	\$267,940,000	\$247,010,000	1,401,233	\$176.28	\$7.83	\$7,470,000	0	\$0.00	\$0.00	\$13,460,000	482	\$27,925	\$1,241
33 South Sixth/City Center	22-029-24-43-0120	\$262,450,000	\$231,930,000	1,081,641	\$214.42	\$9.53	\$11,270,000	385,000	\$29.27	\$1.30	\$19,250,000	643	\$29,938	\$1,330
US Bancorp Center	27-029-24-12-0139	\$222,270,000	\$199,300,000	929,694	\$214.37	\$9.52	\$15,590,000	0	\$0.00	\$0.00	\$7,380,000	256	\$28,828	\$1,281
US Bank Plaza	27-029-24-11-0084	\$213,380,000	\$182,990,000	1319889	\$138.64	\$6.16	\$16,550,000	0	\$0.00	\$0.00	\$13,840,000	520	\$26,615	\$1,183
Target Plaza South	(2 parcels)	\$190,300,000	\$179,320,000	0	\$0.00	\$0.00	\$1,530,000	0	\$0.00	\$0.00	\$9,450,000	0	\$0	\$0
Fifty South Sixth	22-029-24-44-0110	\$180,310,000	\$155,040,000	698,606	\$221.93	\$9.86	\$6,760,000	40,429	\$167.21	\$7.43	\$18,510,000	628	\$29,475	\$1,310
Ameriprise Financial Center	27-029-24-11-0133	\$171,590,000	\$163,440,000	847,667	\$192.81	\$8.57	\$0	0	\$0.00	\$0.00	\$8,150,000	293	\$27,816	\$1,236
Fifth Street Towers	(2 parcels)	\$170,990,000	\$155,180,000	1,063,856	\$145.87	\$6.48	\$1,970,000	5,491	\$358.77	\$15.94	\$13,840,000	0	\$0	\$0
Ameriprise Client Service Center	27-029-24-14-0084	\$134,000,000	\$126,670,000	884,923	\$143.14	\$6.36	\$0	16,035	\$0.00	\$0.00	\$7,330,000	0	\$0	\$0
RBC Plaza	(10 parcels)	\$131,590,000	\$127,420,000	609,368	\$209.10	\$9.29	\$1,160,000	187,948	\$6.17	\$0.27	\$3,010,000	0	\$0	\$0
LaSalle Plaza	(7 parcels)	\$127,420,000	\$100,210,000	588,908	\$170.16	\$7.56	\$17,190,000	0	\$0.00	\$0.00	\$10,020,000	342	\$29,298	\$1,302
Wells Fargo Tower I	(2 parcels)	\$116,360,000	\$116,360,000	530108	\$219.50	\$9.75	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Wells Fargo Tower II	(2 parcels)	\$116,360,000	\$116,360,000	536932	\$216.71	\$9.63	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
50 S 10th St	(2 parcels)	\$111,490,000	\$104,670,000	462,368	\$226.38	\$10.05	\$6,820,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
SPS Tower	27-029-24-11-0161	\$110,230,000	\$89,890,000	618,886	\$145.24	\$6.45	\$5,150,000	10,000	\$515.00	\$22.88	\$15,190,000	0	\$0	\$0
RSM Plaza	(7 parcels)	\$92,990,000	\$62,770,000	410,601	\$152.87	\$6.79	\$4,270,000	45,000	\$94.89	\$4.22	\$25,950,000	342	\$75,877	\$3,371
AT&T Tower	27-029-24-11-0128	\$88,050,000	\$83,290,000	610,563	\$136.42	\$6.06	\$1,880,000	0	\$0.00	\$0.00	\$2,880,000	0	\$0	\$0
Two22	27-029-24-11-0093	\$87,040,000	\$79,170,000	727,170	\$108.87	\$4.84	\$3,250,000	12,000	\$270.83	\$12.03	\$4,620,000	183	\$25,246	\$1,122
100 Washington Square	23-029-24-32-0012	\$82,870,000	\$73,740,000	481,604	\$153.11	\$6.80	\$0	0	\$0.00	\$0.00	\$9,130,000	427	\$21,382	\$950
PWC Plaza	(2 parcels)	\$78,300,000	\$68,980,000	339,874	\$202.96	\$9.01	\$0	0	\$0.00	\$0.00	\$9,320,000	0	\$0	\$0
Oracle Center	(2 parcels)	\$75,260,000	\$65,770,000	338,669	\$194.20	\$8.62	\$2,140,000	13,732	\$155.84	\$6.92	\$7,350,000	0	\$0	\$0
TractorWorks	(3 parcels)	\$73,590,000	\$70,520,000	345,949	\$203.85	\$9.05	\$3,070,000	0	\$0.00	\$0.00	\$0	980	\$0	\$0
Target Plaza	27-029-24-12-0137	\$72,300,000	\$68,330,000	1,500,000	\$45.55	\$2.02	\$1,570,000	0	\$0.00	\$0.00	\$2,400,000	90	\$26,667	\$1,185
Marquette Plaza	22-029-24-41-0012	\$62,090,000	\$57,040,000	522,656	\$109.13	\$4.85	\$0	0	\$0.00	\$0.00	\$5,050,000	220	\$22,955	\$1,020
Ford Center	(3 parcels)	\$61,730,000	\$57,040,000	267,606	\$213.15	\$9.46	\$0	0	\$0.00	\$0.00	\$4,690,000	980	\$0	\$0
T3	22-029-24-13-1161	\$60,800,000	\$55,030,000	221,552	\$248.38	\$11.03	\$4,540,000	0	\$0.00	\$0.00	\$1,230,000	0	\$0	\$0
Baker Center	(4 parcels)	\$58,460,000	\$44,290,000	96,896	\$457.09	\$20.29	\$8,610,000	19,312	\$445.84	\$19.81	\$5,560,000	207	\$0	\$0
Canadian Pacific Plaza	22-029-24-44-0063	\$53,558,000	\$45,187,000	393,902	\$114.72	\$5.09	\$5,062,000	0	\$0.00	\$0.00	\$3,309,000	75	\$44,120	\$1,960
Thrivent Financial Building	26-029-24-22-0343	\$45,160,000	\$41,850,000	519,146	\$80.61	\$3.58	\$3,310,000	11,746	\$281.80	\$12.52	\$0	0	\$0	\$0
Northstar Center	(3 parcels)	\$45,050,000	\$25,430,000	298,361	\$85.23	\$3.78	\$1,760,000	0	\$0.00	\$0.00	\$17,860,000	980	\$18,224	\$810
Butler Square	(2 parcels)	\$43,270,000	\$42,460,000	367,717	\$115.47	\$5.13	\$810,000	21,605	\$37.49	\$1.67	\$0	0	\$0	\$0
111 Washington Ave S	23-029-24-33-0001	\$37,130,000	\$37,130,000	380,465	\$97.59	\$4.33	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
TCF Tower	27-029-24-11-0080	\$36,200,000	\$29,640,000	305,599	\$96.99	\$4.30	\$1,360,000	0	\$0.00	\$0.00	\$5,200,000	205	\$25,366	\$1,127
Sleep Number	27-029-24-14-0067	\$30,460,000	\$27,570,000	524,000	\$52.61	\$2.33	\$0	0	\$0.00	\$0.00	\$2,890,000	240	\$12,042	\$535
701 Building	26-029-24-22-0065	\$30,120,000	\$29,900,000	300,000	\$99.67	\$4.42	\$220,000	3,500	\$0.00	\$2.79	\$0	0	\$0	\$0
Xcel Energy Corporation Downtown	22-029-24-44-0015	\$27,570,000	\$27,570,000	310,000	\$88.94	\$3.95	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Wells Fargo Operations Center	23-029-24-33-0046	\$27,520,000	\$27,520,000	520,381	\$52.88	\$2.35	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
510 Marquette	22-029-24-44-0058	\$27,390,000	\$25,650,000	198,716	\$129.08	\$5.73	\$1,740,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Colonial Warehouse	(2 parcels)	\$26,050,000	\$19,240,000	203,000	\$94.78	\$4.20	\$6,080,000	0	\$0.00	\$0.00	\$730,000	0	\$0	\$0
Depot Office Center	23-029-24-34-0389	\$24,320,000	\$20,320,000	148,532	\$136.81	\$6.07	\$570,000	0	\$0.00	\$0.00	\$3,430,000	259	\$13,243	\$588
Medical Arts Bldg	(2 parcels)	\$23,140,000	\$22,190,000	243,301	\$91.20	\$4.05	\$950,000	18,500	\$0.00	\$2.28	\$0	0	\$0	\$0
Bassett Creek Business Center	(10 parcels)	\$22,800,000	\$16,360,000	138,684	\$117.97	\$5.23	\$0	0	\$0.00	\$0.00	\$6,440,000	0	\$0	\$0
Young Quinlan Building	27-029-24-12-0099	\$22,600,000	\$17,230,000	146,147	\$117.89	\$5.23	\$2,110,000	0	\$0.00	\$0.00	\$3,260,000	145	\$22,483	\$999
20 Washington Ave S	23-029-24-32-0006	\$20,780,000	\$20,780,000	133,940	\$155.14	\$6.88	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Loose-Wiles Building	(2 parcels)	\$19,750,000	\$16,870,000	114,279	\$147.62	\$6.55	\$2,690,000	10,305	\$0.00	\$0.00	\$190,000	0	\$0	\$0
Colwell Building	22-029-24-41-0085	\$19,030,000	\$18,350,000	145,000	\$126.55	\$5.61	\$0	0	\$0.00	\$0.00	\$680,000	30	\$22,667	\$1,007
330 S Second	23-029-24-33-0012	\$17,310,000	\$16,060,000	197,100	\$81.48	\$3.61	\$630,000	15,800	\$39.87	\$1.77	\$620,000	56	\$11,071	\$492
Butler North	22-029-24-43-0032	\$15,940,000	\$14,570,000	0	\$0.00	\$0.00	\$1,370,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0

Net rentable areas are taken from the Greater Minneapolis BOMA database, and may differ from net rentable areas as calculated by the Assessor's Office.

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Building complex	Property I.D. #	2020	Office	Office	Office	Office	Retail	Retail	Retail	Retail	Ramp	Ramp	Ramp	Ramp
		Mkt Value	Value	NRA	\$/NRA	Tax/NRA	Value	NLA	\$/NLA	Tax/NLA	Value	Stalls	\$/stall	Tax/stall
The Andrus	22-029-24-44-0107	\$15,600,000	\$15,080,000	139,540	\$108.07	\$4.79	\$0	0	\$0.00	\$0.00	\$520,000	31	\$16,774	\$745
Designers Guild Building	(2 parcels)	\$15,560,000	\$10,200,000	110,608	\$92.22	\$4.08	\$1,600,000	0	\$0.00	\$0.00	\$3,760,000	0	\$0	\$0
Grain Exchange	(2 parcels)	\$14,930,000	\$14,680,000	306,493	\$47.90	\$2.12	\$250,000	10,661	\$0.00	\$1.04	\$0	0	\$0	\$0
River Parkway Place	23-029-24-44-0021	\$14,020,000	\$13,510,000	81,310	\$166.15	\$7.36	\$0	0	\$0.00	\$0.00	\$510,000	0	\$0	\$0
801 Marquette	27-029-24-11-0081	\$13,800,000	\$13,800,000	169,704	\$81.32	\$3.60	\$0	732	\$0.00	\$0.00	\$0	0	\$0	\$0
Old Republic Title	22-029-24-44-0030	\$11,140,000	\$11,140,000	109,942	\$101.33	\$4.49	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Textile Building	22-029-24-42-0079	\$10,100,000	\$8,810,000	104,603	\$84.22	\$3.73	\$1,290,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
The 15 Building	22-029-24-44-0054	\$9,810,000	\$9,200,000	131,460	\$69.98	\$3.10	\$610,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Parkside Professional Office Building	(3 parcels)	\$9,760,000	\$9,560,000	158,816	\$60.20	\$2.66	\$200,000	4,180	\$0.00	\$2.13	\$0	980	\$0	\$0
300 First Ave N	22-029-24-41-0126	\$9,660,000	\$9,310,000	72,305	\$128.76	\$5.70	\$0	0	\$0.00	\$0.00	\$350,000	0	\$0	\$0
TriTech Center	23-029-24-33-0685	\$9,640,000	\$8,630,000	112,419	\$76.77	\$3.40	\$1,010,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
In'l Design Center	22-029-24-14-0204	\$8,980,000	\$5,360,000	70,456	\$76.08	\$3.36	\$3,620,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Perkins and Will	27-029-24-12-0096	\$6,660,000	\$5,340,000	45,111	\$118.37	\$5.22	\$1,320,000	0	\$0.00	\$0.00	\$0	0	\$0	\$0
Union Plaza	22-029-24-13-1155	\$6,500,000	\$6,500,000	56,788	\$114.46	\$5.06	\$0	0	\$0.00	\$0.00	\$0	0	\$0	\$0