

2022 Minneapolis Market Values Report - CBD

Building complex	Address	Property I.D. #	2022	Office	Office	Office	Retail	Retail	Retail	Ramp
			Mkt Value	Value	NRA	\$/NRA	Value	NLA	\$/NLA	Value
T3 Building	323 WASHINGTON AVE N	22-029-24-13-1161	\$52,680,000	\$48,860,000	221,552	\$220.54	\$2,800,000	0	\$0.00	\$1,020,000
950 Nicollet	50 10TH ST S	(2 parcels)	\$99,630,000	\$94,480,000	462,368	\$204.34	\$5,150,000	0	\$0.00	\$0
Wells Fargo Center	90 7TH ST S	27-029-24-11-0012	\$245,220,000	\$236,680,000	1,196,036	\$197.89	\$0	0	\$0.00	\$8,540,000
60 South 6th	501 NICOLLET MALL	(10 parcels)	\$119,200,000	\$115,570,000	588,908	\$196.24	\$1,130,000	187,948	\$6.01	\$2,500,000
Wells Fargo Tower I	550 4TH ST S	(2 parcels)	\$103,380,000	\$103,380,000	530,108	\$195.02	\$0	0	\$0.00	\$0
Fifty South Sixth	50 6TH ST S	22-029-24-44-0110	\$156,580,000	\$135,420,000	698,606	\$193.84	\$6,020,000	40,429	\$148.90	\$15,140,000
Wells Fargo Tower II	600 4TH ST S	(2 parcels)	\$103,380,000	\$103,380,000	536,932	\$192.54	\$0	0	\$0.00	\$0
US Bancorp Center	800 NICOLLET MALL	27-029-24-12-0139	\$194,530,000	\$177,480,000	929,694	\$190.90	\$10,910,000	0	\$0.00	\$6,140,000
33 South 6th Street Tower	33 6TH ST S	22-029-24-43-0120	\$219,610,000	\$194,410,000	1,081,641	\$179.74	\$9,710,000	385,000	\$25.22	\$15,490,000
Ford Center	420 5TH ST N	(3 parcels)	\$49,720,000	\$46,130,000	267,606	\$172.38	\$0	0	\$0.00	\$3,590,000
IDS Center	80 8TH ST S	27-029-24-11-0135	\$270,040,000	\$238,760,000	1,401,831	\$170.32	\$18,710,000	166,110	\$112.64	\$12,570,000
Ameriprise Financial Center	707 7TH ST S	27-029-24-11-0133	\$150,440,000	\$143,680,000	847,667	\$169.50	\$0	0	\$0.00	\$6,760,000
TractorWorks	800 WASHINGTON AVE N	(3 parcels)	\$63,930,000	\$61,120,000	362,292	\$168.70	\$2,810,000	0	\$0.00	\$0
Capella Tower	225 6TH ST S	27-029-24-11-0127	\$250,970,000	\$234,630,000	1,401,233	\$167.45	\$5,170,000	0	\$0.00	\$11,170,000
PWC Plaza	45 7TH ST S	(2 parcels)	\$63,910,000	\$56,320,000	339,874	\$165.71	\$0	0	\$0.00	\$7,590,000
100 Washington Square	100 WASHINGTON AVE S	23-029-24-32-0012	\$85,230,000	\$77,900,000	481,604	\$161.75	\$0	0	\$0.00	\$7,330,000
River Parkway Place	1101 RIVER PKWY W	23-029-24-44-0021	\$13,260,000	\$12,840,000	81,310	\$157.91	\$0	0	\$0.00	\$420,000
510 Marquette	510 MARQUETTE AVE	22-029-24-44-0058	\$31,450,000	\$30,760,000	198,716	\$154.79	\$690,000	0	\$0.00	\$0
Fifth Street Towers	150 5TH ST S	22-029-24-44-0101	\$102,340,000	\$97,027,000	629,890	\$154.04	\$714,000	3,826	\$186.62	\$4,599,000
Fifth Street Towers	100 5TH ST S	22-029-24-44-0100	\$74,100,000	\$66,763,000	433,966	\$153.84	\$986,000	1,665	\$592.19	\$6,351,000
20 Washington Square	20 WASHINGTON AVE S	23-029-24-32-0006	\$20,350,000	\$20,350,000	133,940	\$151.93	\$0	0	\$0.00	\$0
LaSalle Plaza	800 LASALLE AVE	(7 parcels)	\$107,600,000	\$86,160,000	588,908	\$146.30	\$13,210,000	0	\$0.00	\$8,230,000
SPS Tower	704 4TH AVE S	27-029-24-11-0161	\$105,780,000	\$89,900,000	618,886	\$145.26	\$3,420,000	10,000	\$342.00	\$12,460,000
AT&T Tower	901 MARQUETTE AVE	27-029-24-11-0128	\$89,210,000	\$85,550,000	610,563	\$140.12	\$1,330,000	0	\$0.00	\$2,330,000
Depot Office Center	500 WASHINGTON AVE S	23-029-24-34-0389	\$23,070,000	\$19,800,000	148,532	\$133.30	\$470,000	0	\$0.00	\$2,800,000
US Bank Plaza	200 6TH ST S	27-029-24-11-0084	\$194,940,000	\$172,060,000	1,319,889	\$130.36	\$11,660,000	0	\$0.00	\$11,220,000
Union Plaza	333 WASHINGTON AVE N	22-029-24-13-1155	\$6,540,000	\$6,540,000	56,788	\$115.17	\$0	0	\$0.00	\$0
Loose-Wiles Building	701 WASHINGTON AVE N	(2 parcels)	\$15,430,000	\$12,970,000	114,279	\$113.49	\$2,310,000	10,305	\$224.16	\$150,000
121 S 8th	121 8TH ST S	27-029-24-11-0080	\$39,320,000	\$33,670,000	305,599	\$110.18	\$1,420,000	0	\$0.00	\$4,230,000
The Andrus	500 NICOLLET MALL	22-029-24-44-0107	\$15,730,000	\$15,300,000	139,540	\$109.65	\$0	0	\$0.00	\$430,000
300 First Ave N	300 1ST AVE N	22-029-24-41-0126	\$8,110,000	\$7,830,000	72,305	\$108.29	\$0	0	\$0.00	\$280,000
Colwell Building	123 3RD ST N	22-029-24-41-0085	\$16,100,000	\$15,540,000	145,000	\$107.17	\$0	0	\$0.00	\$560,000
Essex	84 10TH ST S	27-029-24-12-0096	\$5,890,000	\$4,770,000	45,111	\$105.74	\$1,120,000	0	\$0.00	\$0
801 Marquette	801 MARQUETTE AVE	27-029-24-11-0081	\$17,710,000	\$17,710,000	169,704	\$104.36	\$0	732	\$0.00	\$0
Ameriprise Customer Service Center	901 3RD AVE S	27-029-24-14-0084	\$98,170,000	\$92,100,000	884,923	\$104.08	\$0	16,035	\$0.00	\$6,070,000
Two22	222 S 9TH ST	27-029-24-11-0093	\$82,070,000	\$75,160,000	727,170	\$103.36	\$2,720,000	12,000	\$226.67	\$4,190,000
Old Republic Title	401 2ND AVE S	22-029-24-44-0030	\$11,100,000	\$11,100,000	109,942	\$100.96	\$0	0	\$0.00	\$0
Target Plaza North	1000 NICOLLET MALL	27-029-24-12-0137	\$63,530,000	\$60,420,000	600,000	\$100.70	\$1,120,000	0	\$0.00	\$1,990,000
Designers Guild Building	401 3RD ST N	(2 parcels)	\$15,800,000	\$11,100,000	110,608	\$100.35	\$1,560,000	0	\$0.00	\$3,140,000
Colonial Warehouse	200 3RD AVE N	(2 parcels)	\$26,870,000	\$20,370,000	203,000	\$100.34	\$5,910,000	0	\$0.00	\$590,000
The Marq	250 MARQUETTE AVE	22-029-24-41-0012	\$56,340,000	\$52,250,000	522,656	\$99.97	\$0	0	\$0.00	\$4,090,000
111 Washington	111 WASHINGTON AVE S	23-029-24-33-0001	\$37,480,000	\$37,480,000	380,465	\$98.51	\$0	0	\$0.00	\$0
RSM Plaza	801 NICOLLET MALL	(7 parcels)	\$67,390,000	\$40,270,000	410,601	\$98.08	\$5,840,000	45,000	\$129.78	\$21,280,000
Target Plaza South	1024 NICOLLET MALL	(2 parcels)	\$155,180,000	\$146,280,000	1,500,000	\$97.52	\$1,060,000	0	\$0.00	\$7,840,000
Bassett Creek Business Center	901 3RD ST N	(10 parcels)	\$18,870,000	\$12,910,000	138,684	\$93.09	\$0	0	\$0.00	\$5,960,000
701 Building	701 4TH AVE S	26-029-24-22-0065	\$27,510,000	\$27,300,000	300,000	\$91.00	\$210,000	3,500	\$60.00	\$0
Oracle Center	900 2ND AVE S	27-029-24-11-0160	\$34,720,000	\$30,567,200	338,669	\$90.26	\$701,800	13,732	\$51.11	\$3,451,000
Canadian Pacific Plaza	120 6TH ST S	22-029-24-44-0063	\$41,356,000	\$34,869,000	393,902	\$88.52	\$3,826,000	0	\$0.00	\$2,661,000
Young Quinlan Building	901 NICOLLET MALL	27-029-24-12-0099	\$17,540,000	\$12,780,000	146,147	\$87.45	\$2,060,000	0	\$0.00	\$2,700,000
Butler Square	116 6TH ST N	(2 parcels)	\$33,150,000	\$31,140,000	367,717	\$84.68	\$2,010,000	21,605	\$93.03	\$0
Xcel Energy Corporation Downtown	414 NICOLLET MALL	22-029-24-44-0015	\$24,970,000	\$24,970,000	310,000	\$80.55	\$0	0	\$0.00	\$0
330 S Second	330 2ND AVE S	23-029-24-33-0012	\$16,670,000	\$15,560,000	197,100	\$78.94	\$610,000	15,800	\$38.61	\$500,000
Textile Building	119 4TH ST N	22-029-24-42-0079	\$9,610,000	\$8,250,000	104,603	\$78.87	\$1,360,000	0	\$0.00	\$0
International Centre	120 10TH ST S	27-029-24-14-0069	\$25,150,000	\$22,142,800	283,504	\$78.10	\$508,200	11,154	\$45.56	\$2,499,000
Medical Arts Building	825 NICOLLET MALL	(2 parcels)	\$20,330,000	\$18,800,000	243,301	\$77.27	\$1,530,000	18,500	\$82.70	\$0
TriTech Center	331 2ND AVE S	23-029-24-33-0685	\$9,020,000	\$8,030,000	112,419	\$71.43	\$990,000	0	\$0.00	\$0
The 15 Building	15 5TH ST S	22-029-24-44-0054	\$8,990,000	\$8,510,000	131,460	\$64.73	\$480,000	0	\$0.00	\$0
Inl Design Center	100 2ND AVE N	22-029-24-14-0204	\$6,770,000	\$3,920,000	70,456	\$55.64	\$2,850,000	0	\$0.00	\$0
Wells Fargo Operations Center	255 2ND AVE S	23-029-24-33-0046	\$24,040,000	\$24,040,000	520,381	\$46.20	\$0	0	\$0.00	\$0
Grain Exchange	400 4TH ST S	(2 parcels)	\$13,570,000	\$13,330,000	306,493	\$43.49	\$240,000	10,661	\$22.51	\$0
Baker Center	706 2ND AVE S	(4 parcels)	\$46,950,000	\$35,930,000	971,764	\$36.97	\$7,570,000	19,312	\$391.98	\$3,450,000
Northstar Center	608 2ND AVE S	(3 parcels)	\$37,940,000	\$22,310,000	705,162	\$31.64	\$1,280,000	0	\$0.00	\$14,350,000

Market Values are determined by the City of Minneapolis Assessor's Office. Net rentable area is taken from the BOMA Greater Minneapolis database.
 If your building is missing from this list or you would like to revise your square footage estimates, please call the BOMA office at 612-338-8627.