

1407-1429 Washington Ave S

MIXED USE DEVELOPMENT OPPORTUNITY

Minneapolis, MN



Property Details

Transwestern is pleased to present 1407-1429 Washington Ave S, a prime development opportunity located adjacent to the University of Minnesota’s West Bank campus and just east of Downtown Minneapolis. The property benefits from strong visibility along Washington Avenue and immediate access to I-35W, providing seamless connectivity throughout the Twin Cities.

Surrounded by a high concentration of restaurants, cafés, and neighborhood amenities, the site offers a walkable urban setting and a unique opportunity to serve a built-in population of students, faculty, and staff. The location’s proximity to the Minneapolis CBD and surrounding institutions supports a wide range of potential development uses.

BUILDING HIGHLIGHTS

- Located adjacent to the University of Minnesota’s West Bank campus
- Urban Location just east of Downtown Minneapolis (CBD)
- Excellent Visibility & Access along Washington Avenue and immediate proximity to I-35W



Parcel Details

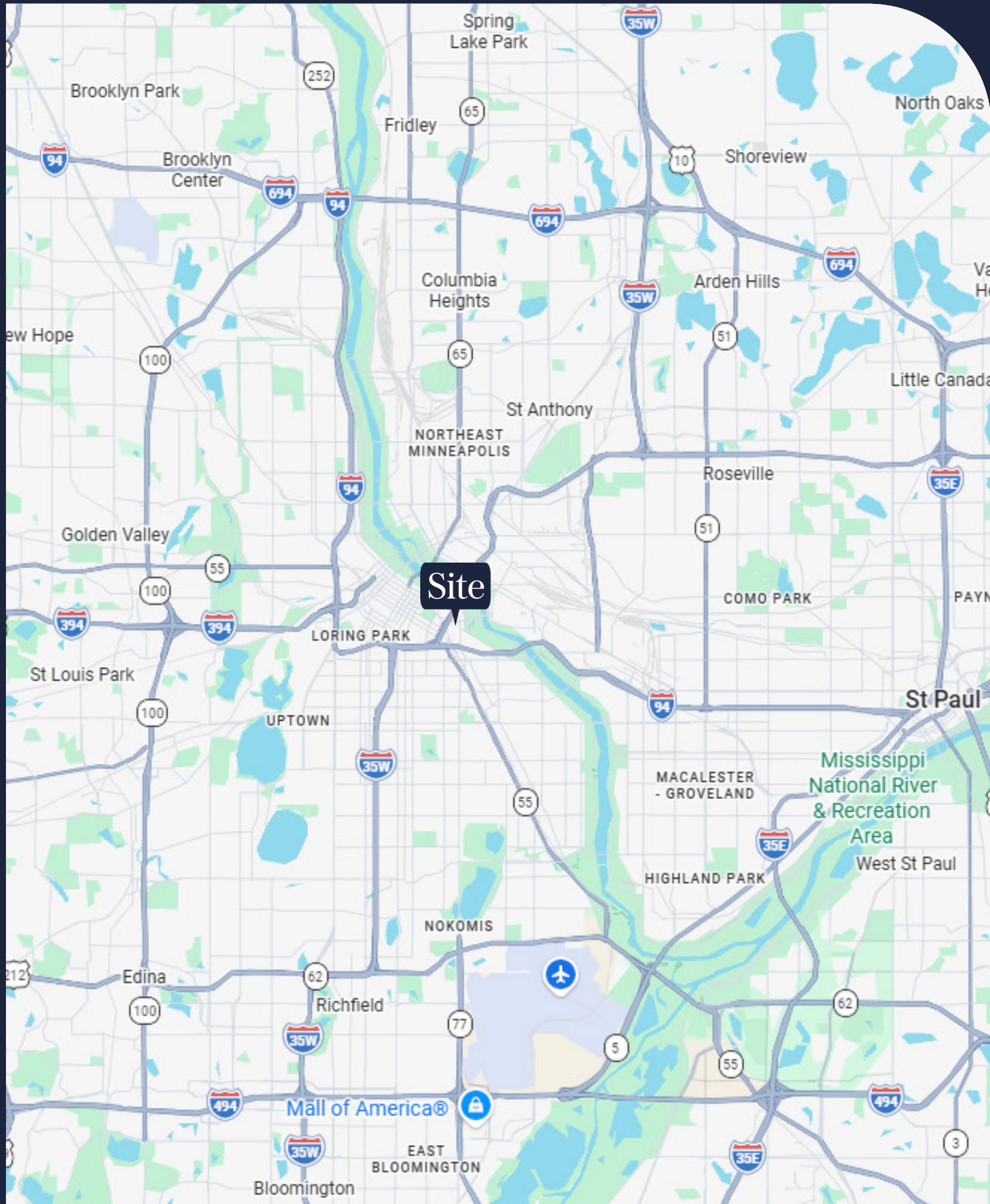
ADDRESS	SIZE (ACRES)	BUILDING SIZE (SF)
1407 WASHINGTON AVE. S	0.12	14,080 SF
245 14TH AVE. S	0.11	N/A
1413 WASHINGTON AVE. S	0.04	2,420 SF
1417 WASHINGTON AVE. S	0.36	N/A
1419 WASHINGTON AVE. S	0.08	6,656 SF
1421 WASHINGTON AVE. S	0.04	1,575 SF
1421 1/2 WASHINGTON AVE. S	0.04	N/A
1423 WASHINGTON AVE. S	0.07	4,640 SF
1425 WASHINGTON AVE. S	0.04	4,840 SF
1427 WASHINGTON AVE. S	0.04	6,820 SF
1429 WASHINGTON AVE. S	0.04	6,239 SF
1425 1/2 WASHINGTON AVE. S	0.06	N/A
242 15TH AVE. S	0.05	N/A
TOTAL	1.15*	47,270

*Total assumes alley parcels will be included.

PRICE: NEGOTIABLE



Area Map



Location and Proximity

The property's strategic location adjacent to University of Minnesota's West Bank campus and immediate proximity to Downtown Minneapolis positions it within one of the most active and supply-constrained submarkets in the Twin Cities. Supported by a dense concentration of students, faculty, and nearby employment centers, the area generates consistent demand for housing, retail, and mixed-use development, further enhanced by strong connectivity via I-35W and major transit corridors.





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