

The Colliers logo consists of the word "Colliers" in a white serif font, centered within a dark blue rectangular box. Below the text are three horizontal stripes in yellow, red, and blue from top to bottom.A photograph of a modern, single-story restaurant building. The building has a dark blue facade and a large glass window. The sign "The LOWRY" is mounted on the roofline, with "The" in white and "LOWRY" in red neon-style letters. The address "2112" is visible above the entrance. A parking lot with white markings is in the foreground. A sidewalk and trees are on the left side of the building.

The LOWRY

**2nd Generation Restaurant For Lease**

**The Lowry**  
2112 Hennepin Avenue, Minneapolis, MN

**Lauren Kessler**

Vice President  
+1 952 897 7779  
lauren.kessler@colliers.com

**Hannah Rorvick**

Associate  
+1 952 897 7729  
hannah.rorvick@colliers.com

1600 Utica Avenue South  
Suite 300  
Minneapolis, MN 55416  
P: +1 952 897 7700

# Key Highlights



## Turnkey 2nd Generation Restaurant Space

Fully built-out and ready for immediate occupancy, minimizing startup time and costs.



## Dual Hood Ventilation System

Equipped with two commercial hoods, ideal for diverse or high-volume kitchen operations.



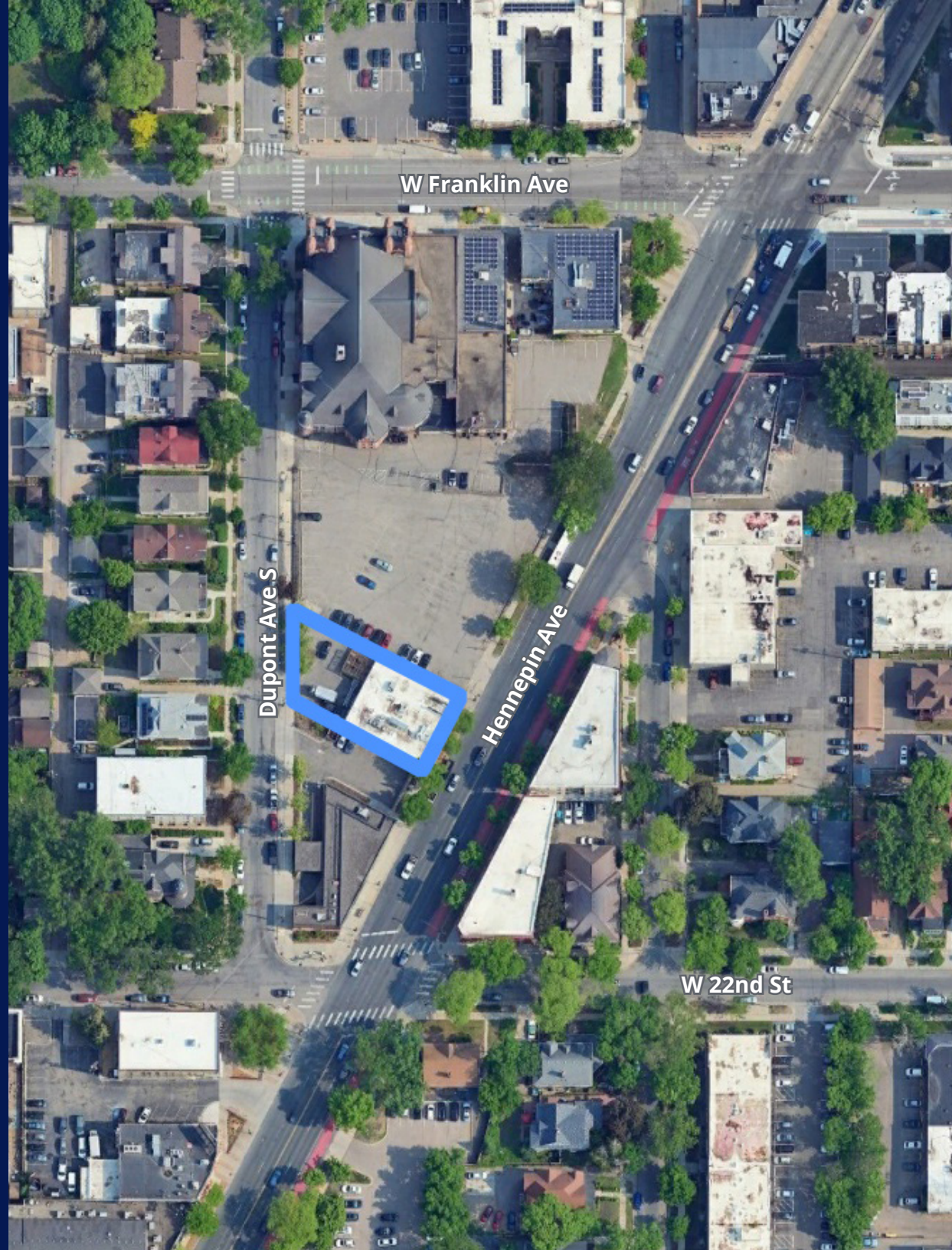
## Full-Service Bar Buildout

Includes bar infrastructure, allowing for a seamless dine-in and beverage program.



## Established Restaurant Infrastructure

Features existing grease trap, walk-in cooler/freezer, and ample kitchen/prep space



# Property Overview

## Building Size

4,901 SF

## Year Built

1940

## Space Available

4,901 SF

## Parking

Surface, Street and Neighborhood Parking

## Hood

20' x 48" Line Hoods

10.5' x 48" Prep Hoods

## 2026 Tax & CAM

\$13.00 PSF

## Lease Rate

Negotiable

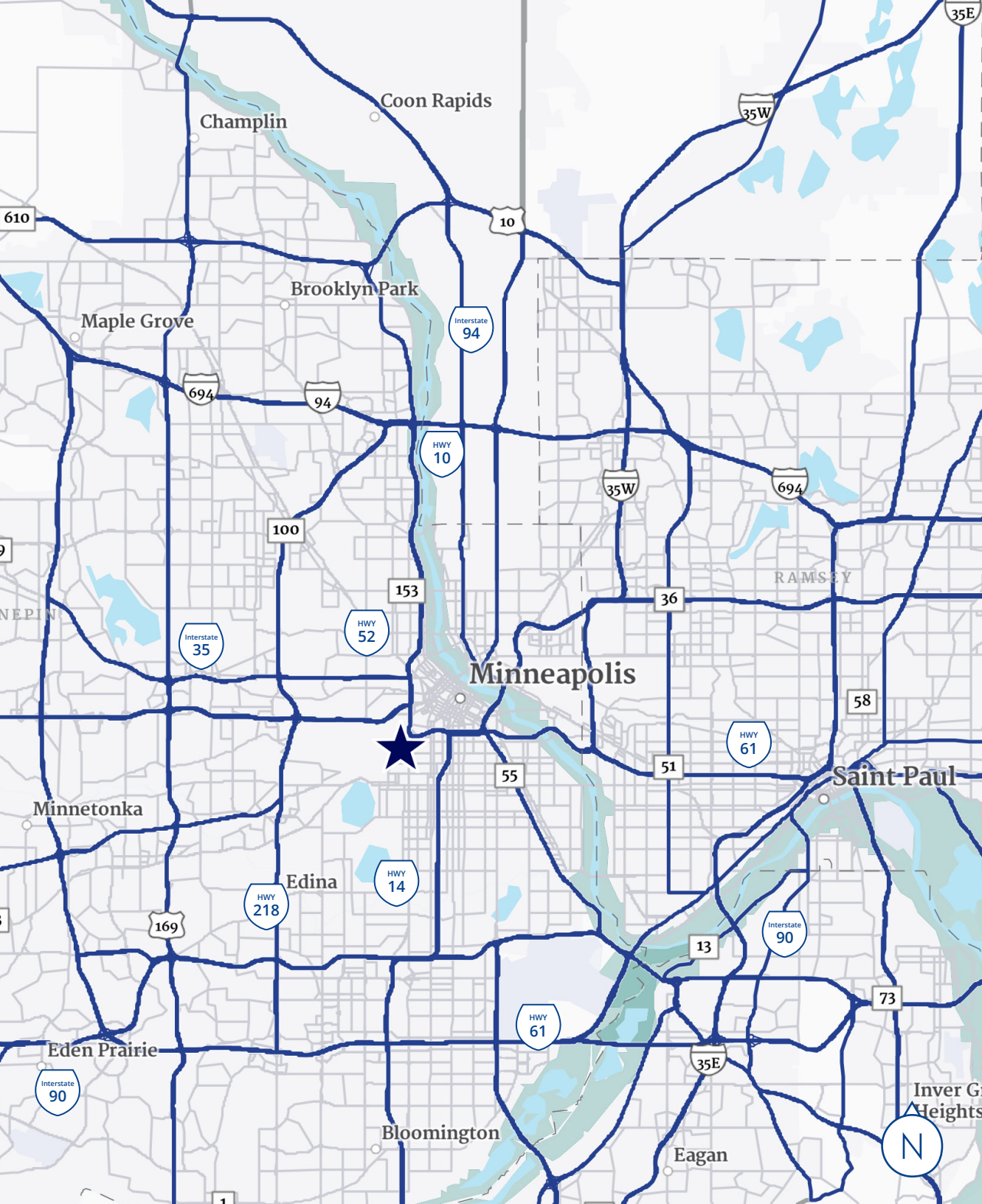
## Traffic Count

Hennepin Avenue: 26,591 vehicles per day

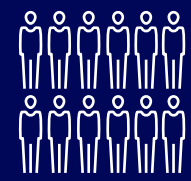
W Franklin Avenue: 6,573 vehicles per day







# Demographics



2025 Population  
 1 mi: 42,739  
 3 mi: 242,255  
 5 mi: 504,050



2025 Daytime Population  
 1 mi: 15,922  
 3 mi: 254,931  
 5 mi: 392,701



2025 Average Household Income  
 1 mi: \$101,372  
 3 mi: \$111,236  
 5 mi: \$122,317



2025 Households  
 1 mi: 25,607  
 3 mi: 117,655  
 5 mi: 227,732

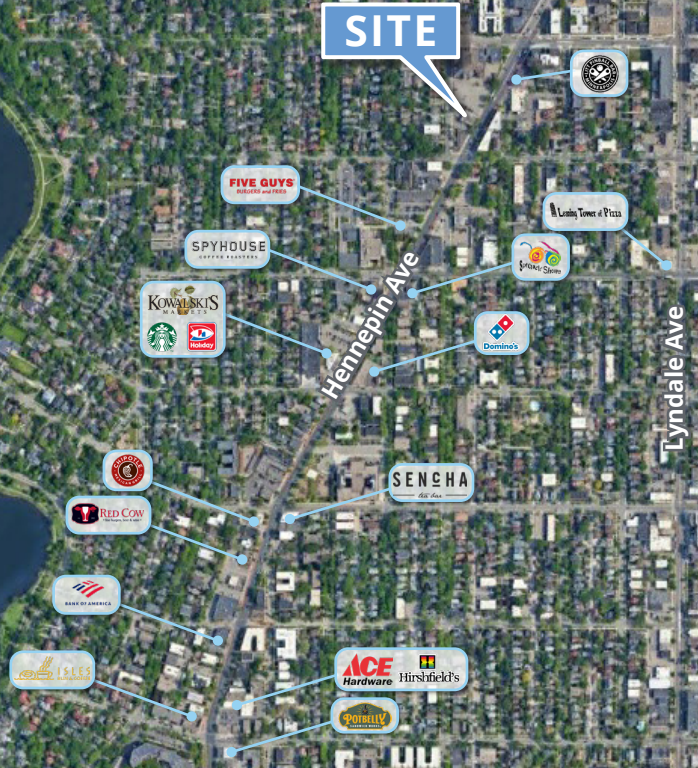


Minneapolis Convention Center

**Hennepin Ave**  
26,591 vpd

**W Franklin Ave**  
6,573 vpd

**SITE**



W 15th St

W 36th St



W Franklin Ave

W 22nd St

W 24th St

W 25th St

W 26th St

Lyndale Ave

Nicollet Ave



Lake of the Isles

UPTOWN



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