



MNCAR

MINNESOTA COMMERCIAL  
ASSOCIATION OF  
REAL ESTATE/REALTORS®

NOTABLE TRANSACTIONS

Q3 2016

Data provided by

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We're proud to present our Notable Transactions report for the third quarter of 2016. We're confident that it will help to keep you informed on deals closing in our market. Thank you to the many MNCAR volunteers for dedicating your time and expertise in developing this report.

- Matt Anfang, Executive Director

Many thanks to our Market Experts who assisted with this report:

### OFFICE



**Jason Butterfield**  
Frauenshuh



**Reed Christianson**  
Transwestern



**Sean Coatney**  
Core Commercial  
Real Estate



**Matt Delisle**  
Colliers International



**Jerry Driessen**  
CBRE



**Lynette Dumlalag**  
NTH



**Mike Honsa**  
Transwestern



**Brent Karkula**  
CBRE



**Eric King**  
Cushman &  
Wakefield/NorthMarq



**Andrew Manthei**  
KW Commercial  
Midwest



**Jim Montez**  
Cushman &  
Wakefield/NorthMarq



**Jeff Nordness**  
Essence Real Estate



**Kevin O'Neil**  
Colliers International



**Bob Pfefferle**  
Hines



**Eric Rapp**  
Colliers International



**Ann Rinde**  
JLL



**Nils Snyder**  
Colliers International



**Tom Stella**  
Cushman &  
Wakefield/NorthMarq



**Mark Stevens**  
Cushman &  
Wakefield/NorthMarq



**Kai Thomsen**  
Lee & Associates



**Brian Wasserman**  
CBRE



**Mike Wilhelm**  
CBRE

### INDUSTRIAL



**Eric Batiza**  
Colliers International



**Nate Erickson**  
Cushman &  
Wakefield/NorthMarq



**Peter Fooshe**  
Cushman &  
Wakefield/NorthMarq



**Chris Garcia**  
Lee & Associates



**Nick Leviton**  
Colliers International



**Dan Lofgren**  
Excelsior Group



**Brent Masica**  
Cushman &  
Wakefield/NorthMarq



**Andy McIntosh**  
CSM



**Matt Oelschlager**  
CBRE



**Duane Poppe**  
Lee & Associates



**Eric Rossbach**  
Colliers  
International



**Phil Simonet**  
Paramount



**Jack Tornquist**  
CBRE

### GREATER MN



**Kevin Brink**  
INH Properties



**Greg Follmer**  
Greg Follmer  
Commercial RE



**Kate Hanson**  
Granite City  
Real Estate



**Dave Holappa**  
Holappa Commercial  
Real Estate



**Shelley Jones**  
The Jones Group



**Barb Phelps**  
Paramark  
Corporation



**Jamey Shandley**  
Hamilton  
Real Estate

### RETAIL



**Lisa Christianson**  
Christianson  
& Company



**David Daly**  
CBRE



**Patrick Daly**  
Ryan Companies



**Jesseka Doherty**  
Mid-America  
Real Estate



**Lisa Diehl**  
Diehl &  
Partners



**Ian Halker**  
Colliers  
International



**Jen Helm**  
Cushman &  
Wakefield/NorthMarq



**Tim Igo**  
Suntide



**Brad Kaplan**  
Cushman &  
Wakefield/  
NorthMarq



**Brian Klancke**  
Marcus & Millichap



**Ben Krsnak**  
Hempel



**Dan Mossey**  
Kraus-Anderson  
Realty



**Sean Quinn**  
IRC Retail  
Centers



**Zach Stensland**  
Upland Real  
Estate Group



**Tony Strauss**  
Colliers  
International



**Mike Sturdivant**  
Paster  
Properties



**Justin Wing**  
CSM Corporation

### INVESTMENT SALES



**Skip Melin**  
Cushman &  
Wakefield/NorthMarq



**Bob Pounds**  
Colliers International



**Mark Robinson**  
Mid-America Real Estate



**Judd Welliver**  
CBRE

## NOTABLE OFFICE SALE TRANSACTIONS

PROPERTY	SIZE (SF)	PRICE	CITY	BUYER	SELLER	AGENTS INVOLVED
Golden Valley Professional Center 820 Lilac Dr N	31,472	\$3,255,000	Golden Valley	Golden Valley East LLC c/o Peter & Rebecca Thomley	Connexus Credit Union	Josh Huempfer of Upland represented the buyer; Aaron Barnard of Cushman & Wakefield/NorthMarq represented the seller.
55 West Office Center 10700 Hwy 55	45,000	\$3,000,000	Plymouth	Aurora Tower LLC	Whitehill Properties I LLC	No brokers involved.
Schott Corporation 1000 Parkers Lake Rd	18,053	\$2,950,000	Wayzata	Aegis Partners LLC	Parkers Lake Road LLC	David Marschinke of CBRE represented the seller.
Galleria Offices on France 6950 S France Ave	24,000	\$2,950,000	Edina	Arcadia on France LLC c/o Aurora Investments	CP Maple Leaf 3 LLC	No brokers involved.
2730 Snelling Ave N	10,062	\$2,752,777	Roseville	Kempf Properties - Snelling LLC	Keats Roseville LLC	Steve Chirhart of TaTonka represented the buyer.
900 Hennepin Ave S	30,831	\$2,300,000	Minneapolis	Hennepin Theatre Trust	Hennepin Ave Opport Fund LLC	Andrea Christenson of Cushman & Wakefield/NorthMarq represented the buyer.
Mercy Health Care Center 3960 NW Coon Rapids Blvd	92,256	\$2,000,000	Coon Rapids	OP4 Coon Rapids LLC c/o The Excelsior Group	Mercy Medical Office LLC	Pete Rand, Brent Masica, Tom Stella and Robert Davis of Cushman & Wakefield/ NorthMarq represented the seller.

## NOTABLE OFFICE LEASE TRANSACTIONS

PROPERTY	SIZE (SF)	TYPE	CITY	TENANT	LANDLORD	AGENTS INVOLVED
Capella Tower 225 S 6th St	307,094	Renewal	Minneapolis	Capella Education Company	Minneapolis 225 Holdings LLC c/o ASB Capital Management LLC	Tom Hauschild and Dan Johnson of Tegra Group represented the tenant; Mark McCary and Larissa Champeau of CBRE represented the landlord.
Summit Orthopedic 2620 Eagan Wood Dr	73,000	New	Eagan	Summit Orthopedic	MSP Commercial	David Brown and Misty Bowe of Cushman & Wakefield/NorthMarq represented the tenant.
Eden View Office Center 7480 E Flying Cloud Dr	26,000	Sublease	Eden Prairie	ESG	Orbital - ATK	David Buyse of Corporate Tenant Advisors represented the tenant; Erik Heltne and Brian Helmken of CBRE represented the sublessor.
400 Metropoint 400 Hwy 169 S	25,946	New	Saint Louis Park	Namsa	Interchange Investors LLC	Philip Kluesner of Carlson Commercial represented the tenant; Kevin O'Neill, Michael Gelfman and Nate Karrick of Colliers International represented the landlord.
The Maytag Building 515 Washington Ave	24,883	New	Minneapolis	CNG Holdings	515 Washington Prop LLC	Chris Rohrer and Pete Kostroski of JLL represented the tenant; Sam Maguire, Jack Ryan and Peter Tanis of JLL represented the landlord.
400 Metropoint 400 Hwy 169 S	22,291	New	Saint Louis Park	John Wiley & Sons	Interchange Investors LLC	Kevin O'Neill, Michael Gelfman and Nate Karrick of Colliers International represented the landlord.
Capella Tower 225 S 6th St	15,453	New	Minneapolis	MDA Leadership Consulting	Minneapolis 225 Holdings LLC c/o ASB Capital Management LLC	Tom Hoffman and Chas Simcox of Avison Young represented the tenant; Mark McCary and Larissa Champeau of CBRE represented the landlord.
730 Building 730 S 2nd Ave	15,393	New	Minneapolis	Seabury Group	St Paul Properties Inc	Charles Howard and Reed Christianson of Transwestern represented the landlord.
RBC Plaza 60 S 6th St	15,196	New	Minneapolis	Kutak Rock	KBS Capital Advisors LLC	John Lorence of CBRE represented the tenant; Brent Erickson, Mark Stevens, Peter Fitzgerald and Kim Meyer of Cushman & Wakefield/NorthMarq represented the landlord.

Energy Park Place 1380 Energy Ln	15,044	New	Saint Paul	New Summit School	Slate Energy Park Holdings, LLC	Kevin Peck of KW Commercial Midwest represented the tenant; David Stokes and Boston Weir of Cushman & Wakefield/NorthMarq represented the landlord.
Wyman Building 400 1st Ave	14,850	New	Minneapolis	Perforce	Wyman Properties	Jim Jetland of The Excelsior Group represented the tenant; Nancy Aleksuk of Swervo represented the landlord.
400 Metropoint 400 Hwy 169 S	14,097	New	Saint Louis Park	Froehling Anderson	Interchange Investors LLC	Jim Damiani of Colliers International represented the tenant; Kevin O'Neill, Michael Gelfman and Nate Karrick of Colliers International represented the landlord.
One MarketPointe 4300 MarketPointe Dr	13,751	New	Bloomington	SAC Wireless	Miref Marketpointe LLC	Chris Hickok of JLL represented the tenant; Brian Helmken and Brent Karkula of CBRE represented the landlord.
1600 Tower at West End 1600 Utica Ave	13,695	Sublease	Saint Louis Park	United Language Group	Hamline University	Chris Hickock of JLL represented the tenant; Kevin O'Neill and Michael Gelfman of Colliers International represented the sublessor.
Oracle Centre 900 S 2nd Ave	13,125	New	Minneapolis	Special Olympics	900-920 2nd LL LLC	Nils Snyder of Colliers International represented the tenant, Mike Doyle and Teresa Lingg of Colliers International represented the landlord.
Centennial Lakes Office Park IV 7650 W Edinborough Way	12,646	New	Edina	Lockton Insurance	Centennial Lakes IV LLC	Mike Salmen of Transwestern represented the tenant; Dan Wicker and Bob Revoir of Cushman & Wakefield/NorthMarq represented the landlord.
Tamarack Medical Office Building 724 Bielenberg Dr	11,500	New	Woodbury	The Reserve	Zhao 988 LLC	Jay Scott of Solomon Real Estate Group represented the tenant; Jeff Wallis of RES Realty represented the landlord.
Minnetonka Corporate Campus II & III 12800-12900 Whitewater Dr	10,285	New	Minnetonka	Cousineau, Van Bergen, McNee & Malone	Liberty Property Trust	John Lorence of CBRE represented the tenant; Joe Conzemius, Brent Karkula, Brian Wasserman and Jim Freytag of CBRE and Brad Butler of Liberty Property Trust represented the landlord.

## NOTABLE INDUSTRIAL SALE TRANSACTIONS

PROPERTY	SIZE (SF)	PRICE	CITY	BUYER	SELLER	AGENTS INVOLVED
3025 Lunar Ln	118,378	\$9,252,000	Eagan	CWL Minneapolis Real Estate LLC c/o Crane Worldwide Logistics	AX TC Industrial III LP c/o Artis REIT	Ted Carlson and Phil Kluesner of Carlson Commercial represented the buyer; Bryan Van Hoof and Jeff Przytarski of CBRE represented the seller.
20600 County Rd 81	132,040	\$8,040,000	Rogers	GAT Real Estate Holdings LLC	DAC Development LLC	No brokers involved.
8500 Wyoming Ave N	146,119	\$7,612,800	Brooklyn Park	Taylor Communications Inc c/o Taylor Corp	Quill Corporation	No brokers involved.
6835 Winnetka Cir	99,300	\$6,053,477	Brooklyn Park	Winnetka Circle Investments LLC c/o Metro Mold & Design	Leaseback Properties LP c/o The Goodman Group	No brokers involved.
Creek Edge Business Center 7247-7255 Flying Cloud Dr	76,297	\$6,000,000	Eden Prairie	Main Street School of Performing Arts	Eagle Ridge Academy Affiliated Building Company	Brad Bohlman of Colliers International represented the buyer; Rick Nelson of Winthrop Commercial represented the seller.
358 Fillmore Ave E	49,695	\$5,767,000	Saint Paul	Apex Holdings LLC c/o Asshish Aggarwal	NL Ventures IX Fillmore LLC c/o AIC Ventures	No brokers involved.
Lafayette Business Center 1970 Christensen Ave	32,396	\$4,850,000	West Saint Paul	ITM Lafayette LLC and 316 Lafayette LLC	Lafayette Property LLC c/o Hempel	Jeff Budish of CBRE represented the buyer; Ben Krsnak and Brent Jacobson of Hempel represented the seller.
3173 Dodd Rd	57,732	\$4,200,000	Eagan	Dover Partners LLP c/o AIT Worldwide Logistics	September 4 LLC	Tom Sullivan of Cushman & Wakefield/NorthMarq represented the buyer; Bill Ritter and Eric Rossbach of Colliers International represented the seller.
1109 Stagecoach Rd	35,000	\$4,125,000	Shakopee	Stagecoach Real Estate Holdings LLC c/o Northland Concrete & Masonry	Superior Supply Company	Brian Netz of Colliers International represented the buyer; Kris Smeltzer of Cushman & Wakefield/NorthMarq represented the seller.
Bellcomb Technologies 5001 Boone Ave N	116,282	\$3,600,000	New Hope	Prince Wallace c/o Independent Packing Services	Yellowthroat LLC	Chris Garcia of Lee & Associates represented the buyer; Jeff LaFavre of IAG Commercial represented the seller.
21150 Hamburg Ave	91,639	\$3,250,000	Lakeville	BKI Hamburg Partners LLC c/o Buddys Kitchen	Arden International LLC c/o Bellisio Foods Inc	Phil Simonet of Paramount represented the buyer; Tom Bennett, Sandy Barin and Tom Hayhoe of CBRE represented the seller.
1100 Spiral Blvd	68,024	\$3,000,000	Hastings	721 Associates LLLP c/o Christopher Dahl	Spiral Leasing of Hastings LLC c/o Bradley Malecha	Dana Dose of Wakota Commercial Advisors represented the seller.
824 6th Ave SE	36,354	\$2,975,500	Minneapolis	SE 9th and 9th LLC	SE 6th Acquisition Company LLC	No brokers involved.
Edina Commerce Center 5250-5280 74th St	64,143	\$2,630,000	Edina	The Terrace Group	5250 Partners LLC c/o Buynah Industrial Partners	Tom Bennett and Tom Hayhoe of CBRE represented the seller.
1451 1st Ave	60,600	\$2,500,000	New Brighton	Big River New Brighton LLC	Grachek New Brighton LLC	Nick Carmichael of Capital Commercial Partners represented the buyer; Cory Miller of The Ackerberg Group represented the seller.
3400 Hwy 13 Frontage Rd	50,000	\$2,400,000	Burnsville	3400 Industrial LLC c//o Interstate Development	JKMT Partnership	No brokers involved.
North Star Lift Truck 5345 125th St	10,500	\$2,150,000	Savage	Pomps Tire Service	Versatile Property Enterprises LLC	No brokers involved.
5501 Feltl Rd	27,320	\$2,100,000	Minnnetonka	Beam Properties	Wunderlich Properties LLC	Louis Suarez of Colliers International represented the buyer; Nate Erickson and Sydney Johnson of Cushman & Wakefield/NorthMarq represented the seller.
1971 Seneca Rd	46,166	\$1,900,000	Eagan	Seneca Holdings LLC c/o KCR Corp	1971 Seneca LLC	Brian Scholten of Caspian Group represented the buyer; Tim Igo of Suntide represented the seller.
510 Lake St W	13,000	\$1,813,976	Minneapolis	Lupe Holdings Corp	Paul Williams Trustee of Paul Williams	No brokers involved.

Burnsville Bluffs II 11351 Rupp Dr	45,158	\$1,800,000	Burnsville	Agnitron Holdings LLC c/o Caspian Group	Alidade Burnsville LLC c/o Alidade Capital LLC	Brian Scholten of Caspian represented the buyer; Tom Sullivan and Peter Fooshe of Cushman & Wakefield/NorthMarq represented the seller.
20950 Rogers Dr	27,380	\$1,800,000	Rogers	Rogers Drive Partners LLC	Ellingson Equipment Inc	Chad Weeks and Jeff Penfield of Arrow Real Estate represented the seller.
Ambles Machinery Building 2109 S Cedar Ave	20,800	\$1,730,000	Minneapolis	Red Lake Band of Chippewa Indians	James & Kathryn Amble	Peter Fooshe and Tom Sullivan of Cushman & Wakefield/NorthMarq represented the seller.
2639 Minnehaha Ave S	24,036	\$1,700,000	Minneapolis	Tangletown Properties LLC	Lothenbach Properties III LLC	Steve Nilsson of Colliers International represented the buyer; Andrew Odney of Colliers International represented the seller.
3001 Louisiana Ave N	23,332	\$1,600,000	New Hope	CRTL Properties c/o Cynthia Trachy	RMD Properties LLC c/o Michael Steinhauser	Steve Nilsson of Colliers International represented the seller.
Skyline Exhibits Midwest 11900 Portland Ave S	21,392	\$1,600,000	Burnsville	MAB Holdings LLC	MHC Associates LLC	Jeff Przytarski and Joe Conzemius of CBRE represented the buyer and seller.
181 Florida St E	22,944	\$1,533,000	Saint Paul	Apex Holdings LLC c/o Asshish Aggarwal	NL Ventures IX Florida Street LLC c/o AIC Ventures	No brokers involved.
341 Chester St	28,058	\$1,500,000	Saint Paul	Catholic Charities of The Archdiocese of St Paul	Lifetrack Resources Inc	David Stokes of Cushman & Wakefield/NorthMarq represented the buyer.
4105 85th Ave N	21,266	\$1,480,000	Brooklyn Park	Legacy Investments III LLC	Gerald Hulbert	Andrew Odney and Joe Owen of Colliers International represented the buyer and seller.
2785 Fairview Ave N	44,000	\$1,250,000	Roseville	Clevelandr LLC	Hagen Ventures LLC	Jay Chmieliski and Dan Friedner of Colliers International represented the buyer and seller.
3260 Gorham Ave	22,400	\$1,200,000	Saint Louis Park	SOS Properties LLC	Donald & Georgeann Bell	Brian Netz and Nick Leviton of Colliers International represented the seller.
9220 S James Ave	45,196	\$1,150,000	Bloomington	WHG Properties LLC	AMJET Properties LLC	No brokers involved.

## INDUSTRIAL LEASE TRANSACTIONS

PROPERTY	SIZE (SF)	TYPE	CITY	TENANT	LANDLORD	AGENTS INVOLVED
Clearwater Creek Business Park SE of 21st Ave N and 20th Ave S	402,000	New	Centerville	Distribution Alternatives	United Properties	Rob Davidson represented the tenant and landlord.
Canterbury Distribution Center 901 Canterbury Rd	237,372	Expansion	Shakopee	Murphy	Kinsan Management Corp	Brad Bohlman of Colliers International represented the tenant; Doug Fulton, Rob Youngquist and Stephanie Severson and transacted by Tom Dunsmore and Tong Khang of Avison Young represented the landlord.
1150 Gateway Dr	153,000	Renewal	Shakopee	Logistics International	Liberty Property	Jerry Clark of The C Chase Company represented the tenant; Dan Lofgren and Brad Butler of Liberty Property Trust represented the landlord.
Old Shakopee Business Center 6301 W Old Shakopee Rd W	115,569	Renewal	Bloomington	Walmart	CSM Family Holdings LLC	Andy McIntosh of CSM represented the landlord.
7160 Northland Cir	95,200	Renewal	Brooklyn Park	Clear Edge Technical Fabrics	Burningham Prtnership Mn Llc	Jeff Minea of Lee and Associates represented the tenant; John Ryden of CBRE represented the landlord.
Flying Cloud Business Center 6533 Flying Cloud Dr	73,242	New	Eden Prairie	Vibrant Technologies	Flying Cloud Bus Centre Inv	Chad Anvary of Colliers International represented the tenant; Joe Owen, Colin Quinn and Bill Ritter of Colliers International represented the landlord.
14400 Southcross Dr W	69,077	Sublease	Burnsville	Outdoor Great Rooms	AIC Ventures	Ted Carlson of Carlson Commercial represented the tenant; Ryan Krzmarzick and Bill Ritter of Colliers International represented the sublessor.
Medline 13115 Brockton Ln N	53,000	New	Rogers	Ruan	Medline Industries	Patrick Schneider of Calhoun Companies represented the tenant; Brent Masica of Cushman & Wakefield/NorthMarq represented the landlord.

Midway Distribution Center 2075-2085 Ellis Ave	42,267	New	Saint Paul	Fair State Brewing	Cobalt Industrial REIT II	Chris Weirens of Cushman & Wakefield/NorthMarq represented the tenant; Todd Hason, Jason Sell and Chris Weirens of Cushman & Wakefield/NorthMarq represented the landlord.
6475-6599 Hwy 13 W	39,120	Renewal	Savage	Davisco	Karl Bohn	Bryan Van Hoof of CBRE represented the landlord; Eric Rossbach of Colliers International represented the landlord.
West Bloomington Technology Park I 5775 W Old Shakopee Rd	34,291	New	Bloomington	Sensata Technologies	Liberty Property Trust	Chris Gliedman of CBRE represented the tenant; Brad Butler of Liberty Property Trust represented the landlord.
McKee Warehouse 2785 Hwy 55	34,000	New	Eagan	JB Pallets	2795 Hwy 55 LLC	Bryan Van Hoof and Jeff Przytarski of CBRE represented the landlord.
Wedgwood Commerce Centre III 6550 Wedgwood Rd N	33,630	New	Maple Grove	Circuit Check Inc	TG-NORTHCO HOLDINGS LLC	Barry Birnberg of SVN/Northco represented the landlord.
Kasota Business Center I-B 721-739 Kasota Ave	32,080	Expansion	Minneapolis	Wells Fargo	CSM Kasota Inc	Craig Kirkpatrick of TaTonka represented the tenant; Brian Doyle and Eric Batiza of Colliers International and Bruce Carland of CSM represented the landlord.
New Brighton Industrial Center 151 5th Ave	31,998	New	New Brighton	Tactile Systems	Industrial Equities	Bruce Bahneman of Avison Young represented the tenant; John Allen of Industrial Equities represented the landlord.
Penn Avenue Business Center 9231 S Penn Ave	29,900	Expansion	Bloomington	Toro	Pennvest LLC	Tad Jellison of CBRE represented the tenant; Russ Crawford of Standard Holdings represented the landlord.
Interstate North Bldg 1 7035 Winnetka Ave	28,775	New	Brooklyn Park	Kriesers	FR JH 12 LLC	Dan Terry of JLL represented the tenant; Steve Nilsson and Andrew Odney of Colliers International represented the landlord.
Mounds View Business Park F 5275 Quincy St	28,021	New	Mounds View	C.G. Hill & Sons	Greenfield Partners	Matt Oelschlager, John Ryden and Mike Bowen of CBRE represented the landlord.
Silver Bell Commons 1999-2015 Silver Bell Rd	27,771	New	Eagan	Rockin Jumps	Duke Realty	Lee & Associates represented the tenant; Bryan Van Hoof and Jeff Przytarski of CBRE represented the landlord.
Wedgwood Commerce Centre III 6550 Wedgwood Rd	26,073	Renewal	Maple Grove	CarTika Medical	TG-NORTHCO HOLDINGS LLC	Chris Garcia of Lee & Associates represented the tenant; Barry Birnberg of SVN/Northco represented the landlord.
1900-1920 94th St W	25,996	Renewal	Bloomington	Toro	Solar II of Bloomington LLC	Tad Jellison of CBRE represented the tenant; Russ Crawford of Standard Holdings represented the landlord.
Lone Oak Commerce Center 917 Lone Oak Rd	25,979	New	Eagan	Vast Logistics	Liberty Property Trust	Bryan Van Hoof of CBRE represented the tenant; Brad Butler of Liberty Property Trust represented the landlord.
21130 Chippendale Ave	24,590	New	Farmington	Peerless Plastics	Dakota Storage LLC	Bruce Rydeen of Cerron represented the landlord.
Stillwell 950 McKinley St	24,192	New	Anoka	Dansons	Stillwell LLC	Josh Wolszon of Radatz Walsh represented the tenant; Mark Steingas of Copperwood Investments represented the landlord.
1010 Aldrin Dr	23,287	New	Eagan	P Force (Pilot Air)	Maplewood Acres Inc	Jack Story of Avison Young represented the tenant; Bryan Van Hoof and Steve Lysen of CBRE represented the landlord.
3020 104th Ln NE	22,712	New	Blaine	ICS - Stainlez LLC	Blaine Properties LLC	Chris Weirens of Cushman & Wakefield/NorthMarq represented the tenant; Tom Sullivan, Todd Hanson and Peter Fooshe of Cushman & Wakefield/NorthMarq represented the landlord.
The Waters Phase I 2900 Lone Oak Pkwy	21,802	New	Eagan	Patterson Dental	Waters Ventures LLC	Tim Carlson of Cresa represented the tenant; Evan Molde, Jason Simek and Peter Mork of Colliers International represented the landlord.
Wedgwood Commerce Centre II 6655 Wedgwood Rd N	20,227	New	Maple Grove	Medivators	Pewaukee Maple Grove LLC	Dave Paradise of Cushman & Wakefield/NorthMarq represented the tenant; Jason Meyer and Brent Masica of Cushman & Wakefield/NorthMarq represented the landlord.
Carlson Business Center III 131 Cheshire Ln	18,629	New	Minnetonka	InnerActive	CBC North-South LLC	Mike Callahan of Callahan Companies represented the tenant; Andrew Odney, Rob Brass and Bill Ritter of Colliers International represented the landlord.
Interstate West 1940 N Fernbrook Ln	18,000	New	Plymouth	Cheney Carpet	Global Logistics Properties	Brent Masica and Jon Yanta of Cushman & Wakefield/NorthMarq represented the landlord.

## NOTABLE RETAIL SALE TRANSACTIONS

PROPERTY	SIZE (SF)	PRICE	CITY	BUYER	SELLER	AGENTS INVOLVED
Former Best Buy 3200 Southdale Cir	19,974	\$4,500,000	Edina	KM2 Development LLC	Richard Schulze c/o Midwest Apartment Brokers	No brokers involved.
20920 Keokuk Ave	4,300	\$4,438,305	Lakeville	Santini & Sons Lakeville LLC c/o Robert Ezrilov	210 Lakeville LLC c/o Thomas Noble	No brokers involved.
7510 147th St	2,630	\$2,900,000	Apple Valley	520 Scott Street LLC	AV Bank Center LLC	No brokers involved.
Red Lobster 8900 Golden Valley Rd	7,716	\$2,718,635	Golden Valley	13612 Harbor Boulevard LLC	GGC Real Estate Investments IV LP c/o Golden Gate Capital	No brokers involved.
Mattress Firm 2174 Snelling Ave N	3,650	\$2,500,000	Roseville	Carroll Property LLC	UG Roseville MN LLC c/o Capital Pacific	Chris Kostanecki, Zeb Ripple and Chris Peters of Capital Pacific represented the seller.
Former Solera Restaurant 900 Hennepin Ave	30,831	\$2,300,000	Minneapolis	Hennepin Theatre Trust	Hennepin Avenue Opportunity Fund LLC	Jeff Mitchell of Hoyt Properties represented the seller.
Jiffy Lube 6925 Market St	3,950	\$2,005,000	Golden Valley	Lucas Enterprises LP	Heartland Automotive Service	Deborah Vannelli of Upland represented the seller.
Hadley Five Center 6952-6988 33rd St	10,685	\$1,615,000	Oakdale	Osborne Property LP	Linn Ventures LLC	David Stalsberg and Dan Mossey of Kraus-Anderson represented the buyer; Jeff Budish and Angela Demonte of CBRE represented the seller.

## NOTABLE RETAIL LEASE TRANSACTIONS

PROPERTY	SIZE (SF)	TYPE	CITY	TENANT	LANDLORD	AGENTS INVOLVED
Central Park Commons 1505 Central Park Commons Dr	53,641	New	Eagan	Hobby Lobby	CSM Corporation	Jennifer Pelant of Colliers International represented the tenant; Justin Wing of CSM represented the landlord.
Central Park Commons 1505 Central Park Commons Dr	42,000	New	Eagan	Marshalls and Homegoods	CSM Corporation	Stefanie Meyer and Johnny Reimann of Mid-America represented the tenant; Justin Wing of CSM represented the landlord.
Crystal Court 80 8th St S	38,696	New	Minneapolis	Nordstrom Rack	Bri 1855 Ids Center Llc	Mike Sims and Mike Lund of Mid-America represented the tenant; Andrea Christenson of Cushman & Wakefield/NorthMarq represented the landlord.
Marketplace at 42 14020-14130 Highway 13 S	32,003	New	Savage	Fresh Thyme Farmers Market	BRE Retail Residual Owner 4 LLC	Roger Lenahan of Cambridge represented the tenant; Matthew Johnson of Brixmore Property Group represented the landlord.
Sun Ray Shopping Center 2119-2215 Hudson Rd	26,256	New	Saint Paul	Planet Fitness	Bre Retail Residual Owner 6 LLC	Ted Gonsior of Colliers International represented the tenant; Matthew Johnson of Brixmore Property Group represented the landlord.
Central Park Commons 1440 Central Park Commons Dr	25,000	New	Eagan	Total Wine	CSM Corporation	Chris Simmons of Colliers International represented the tenant; Justin Wing of CSM represented the landlord.
Riverdale Crossing 13050 Riverdale Dr NW	24,391	New	Coon Rapids	Hobby Lobby	Riverdale 2005 LLC	Jennifer Pelant of Colliers International represented the tenant; Brian Merz and Chris Moe of HJ Development represented the landlord.
Central Park Commons 1460 Central Park Commons Dr	21,750	New	Eagan	Sierra Trading Post	CSM Corporation	Stefanie Meyer and Johnny Reimann of Mid-America represented the tenant; Justin Wing of CSM represented the landlord.
Plaza 3000 3000 White Bear Ave	16,740	New	Maplewood	Aldi	Plaza 3000 Partnership	David Daly of CBRE represented the tenant; Jim Larson of Cushman & Wakefield/NorthMarq represented the landlord.
East End 713-721 S Washington Ave	16,000	New	Minneapolis	Trader Joes	Sherman Associates	Rob Kost of Sherman Associates represented the landlord.



80th Street Crossings 6990 80th St	12,000	Renewal	Cottage Grove	Ace Hardware	United Properties	Deb Carlson of Cushman & Wakefield/NorthMarq represented the tenant; Jen Helm of Cushman & Wakefield/NorthMarq represented the landlord.
Broadway Center 621 W Broadway Ave	10,922	New	Minneapolis	Rainbow Apparel	Broadway Center Associates LLP	Mark Sims of Mid-America represented the tenant; Deb Carlson of Cushman & Wakefield/NorthMarq represented the landlord.
Southtown Shopping Center 7801-7997 Southtown Dr	10,666	New	Bloomington	Schuler Shoes	Kraus Anderson	Jennifer Pelant of Colliers International represented the tenant; Dan Mossey of Kraus Anderson represented the landlord.
Central Park Commons 1400 Central Park Commons Dr	10,640	New	Eagan	ULTA	CSM Corporation	Chris Simmons of Colliers International represented the tenant; Justin Wing of CSM represented the landlord.
Kenwood Center 17741-17823 Kenwood Trl	10,384	Renewal	Lakeville	Anytime Fitness	PNL New Era LLC	Chad Anvary of Colliers International represented the landlord.
Maple Grove Crossing 7900-8080 Wedgewood Ln N	10,328	New	Maple Grove	Five Below	DDR Maple Grove Xng LLC	Ted Gonsior of Colliers International represented the tenant; Michael Olsen of DDR represented the landlord.
Shingle Creek Crossing 1108 Brookdale Center	10,030	New	Brooklyn Center	Five Below	Shingle Creek LLC	Ted Gonsior of Colliers International represented the tenant; Jesseka Doherty and Robert Wise of Mid-America represented the landlord.
Grove Square Center 13599-13777 Grove Dr	10,000	New	Maple Grove	Golden Corral	Grove Square Ltd Ptnrshp	Jen Helm of Cushman & Wakefield/NorthMarq represented the tenant; Dale Dobroth of Sidcor represented the landlord.
Shingle Creek Crossing 1108 Brookdale Center	10,000	New	Brooklyn Center	Rainbow Apparel	Shingle Creek LLC	Mark Sims of Mid-America represented the tenant; Jesseka Doherty and Robert Wise of Mid-America represented the landlord.
Highland Plaza Shopping Center 3001-3047 Nicollet Ave	8,788	New	Minneapolis	Dollar Tree	NR Development LLC c/o Stonewood Properties	Stefanie Meyer and Johnny Reimann of Mid-America represented the tenant.
Rosedale Commons 2480 N Fairview Ave	8,670	New	Roseville	Lucky 13's Pub	Rosedale Commons	Chris Simmons of Colliers International represented the tenant; Kris Schisel of Colliers International represented the landlord.
Gaviidae Common Retail 651 Nicollet Mall	7,164	New	Minneapolis	YMCA	United Properties	Kim Meyer of Cushman & Wakefield/NorthMarq represented the landlord.
Rosedale Commons 2480 N Fairview Ave	6,842	New	Roseville	Famous Footwear	Rosedale Commons	Stefanie Meyer of Mid-America represented the tenant; Kris Schisel of Colliers International represented the landlord.
3070 White Bear Ave	6,765	New	Maplewood	ATT	Becky Lynn LLC c/o Oak Ridge Realty LLC	Mike Sims and Mike Lund of Mid-America represented the tenant.
Apollo Crossings 550-556 Lilac St	5,760	New	Lino Lakes	Fiesta Cancun Restaurant	Dena Property LLC	John Chirhart of Gaughan Companies represented the landlord.
Scheiderman's Plaza 1955 County Road B2 W	5,731	New	Roseville	Freewheel Bike	Roseville Properties	Barry Brottlund of InSite represented the tenant; Hugh Cullen of St Paul Commercial represented the landlord.
8790 Upper 208th St W	5,719	New	Lakeville	Lakeview Brewing Co	MAH Properties LLC	Stephanie Scherer and Quenton Scherer of Metro Equity Management represented the landlord.
8800 Lyndale Ave S	5,600	New	Bloomington	Three Star Trading Cards	Lyndale Plaza LLC	Danielle Carr of CBRE represented the tenant; Wayne Rice of Rice Real Estate represented the landlord.
4331-4337 Excelsior Blvd	5,457	New	Saint Louis Park	Salon Concepts	David Johnson	Patrick Daly of Mid-America represented the tenant; Zach Stensland of Upland represented the landlord.
Northcourt Commons 634-784 Co Rd 10 NE	4,972	New	Blaine	FOF Dollar Store	Kraus Anderson	Andy Radatz of Radatz Walsh represented the tenant; Dan Mossey of Kraus Anderson represented the landlord.
The Fountains at Arbor Lakes Bldg A-6 11626 Fountains Dr	4,105	New	Maple Grove	Hong Thai	Kimco Arbor Lakes SC LLC	Scott Tucker of Kimco Realty represented the landlord.
Lincoln Square 3124-3160 Centruy Ave	3,767	New	Mahtomedi	Mahtomedi School District	Tri Canadian Properties LLC	Robert Boisclair of Gramercy Commercial represented the tenant; Zach Stensland and Nancy Murdakes Brown of Upland represented the landlord.
4000 W County Rd 42	3,753	New	Savage	Billy C's	Southcross Shoppes LLC	DJ Sikka of Restaurant Brokers represented the tenant; Ian Halker and Lauren Kessler of Colliers International represented the landlord.

Central Park Commons 3340 Central Park Village Dr	3,705	New	Eagan	Café Zupas	CSM Corporation	Chris Simmons of Colliers International represented the tenant; Justin Wing of CSM represented the landlord.
Wayzata Village Shoppes 812-864 Lake St	3,583	New	Wayzata	Baja Haus	Wayzata Village LLP	Lisa Diehl of Diehl and Partners represented the landlord.
Marketplace at 42 14020-14130 Highway 13 S	3,509	New	Savage	iLoveKickboxing	BRE Retail Residual Owner 4 LLC	Tim Igo of Suntide represented the tenant; Matthew Johnson of Brixmore Property Group represented the landlord.
North Metro Plaza 18447 Highway 65 NE	3,381	New	East Bethel	Above & Beyond Vapor	Osborne Development Inc	Marty Fisher of Premier Commercial represented the tenant and landlord.
903 Washington Ave S	3,277	New	Minneapolis	Blarney	903 Wash Partners LLC	Andrea Christenson of Cushman & Wakefield/NorthMarq represented the tenant and landlord.
Chesapeake Retail Center 3095 White Bear Ave	3,163	New	Maplewood	Orange Theory Fitness	Murrieta Chesapeake LLC	Jen Helm of Cushman & Wakefield/NorthMarq represented the tenant; Brad Kaplan of Cushman & Wakefield/NorthMarq represented the landlord.
Central Park Commons 3340 Central Park Village Dr	2,500	New	Eagan	Naf Naf Grill	CSM Corporation	David Daly and Matt Friday of CBRE represented the tenant; Justin Wing of CSM represented the landlord.
Central Park Commons 3345 Central Park Village Dr	2,500	New	Eagan	R Taco	CSM Corporation	Ted Consior of Colliers International represented the tenant; Justin Wing of CSM represented the landlord.
Central Park Commons 3345 Central Park Village Dr	2,476	New	Eagan	Punch Pizza	CSM Corporation	Ted Consior of Colliers International represented the tenant; Justin Wing of CSM represented the landlord.
Central Park Commons 3380 Central Park Village Dr	2,463	New	Eagan	Piada	CSM Corporation	Stefanie Meyer and Johnny Reimann of Mid-America represented the tenant; Justin Wing of CSM represented the landlord.

## GREATER MN NOTABLE SALE TRANSACTIONS

PROPERTY	USE	SIZE (SF)	PRICE	CITY	BUYER	SELLER	AGENTS INVOLVED
41st Street Professional Campus 3033 41st NW 4111 W Frontage Rd 3055 41st St NW	Office	435,000	\$10,000,000	Rochester	Mayo Clinic	New York Life Insurance	No brokers involved.
1854 Madison Ave	Retail	4,128	\$2,080,000	Mankato	Har-Mar Inc c/o Slawik Properties	1854 Madison LLC c/o Tailwind Group	Mark Robinson and Wes Koontz of Mid-America represented the seller.
401-405 Division St	Retail	22,345	\$1,750,000	Northfield	Central Block Partners LLC	Central Block Building LLC	No brokers involved.
1111 Main St	Retail	4,596	\$1,600,000	Red Wing	Todd Burow	Brenda & Eric Stelter	No brokers involved.
1851 Assisi Dr NW	Retail	6,234	\$1,550,000	Rochester	BLS Roch LLC	Reco Real Estate LLC	Merl Groteboer of ReMax represented the buyer; Keith Sturm of Upland represented the seller.
421 Mill St	Retail	12,600	\$1,400,000	Cannon Falls	Stowell Management LLC	JDP Properties LLC	No brokers involved.
701 15th Ave	Retail	20,000	\$1,360,000	Saint Cloud	St Cloud Truck Sales	Anderson Grandchildren LP	No brokers involved.
State Farm Claims Office 4229 US Highway 52 N	Office	11,045	\$1,330,000	Rochester	Fendi Property Management LLC	MOD QUAD 22 Properties LLC	No brokers involved.
Edgewater Business Center 18 Riverside Ave	Office	12,689	\$1,100,000	Sartell	Marcus Star LLC	Randall & Jill Ciccati Revocable Trust	Jim Pflapsen of Granite City represented the buyer; Jim Pflapsen and Kate Hanson of Granite City represented the seller.
1230-1300 N State St	Retail	81,690	\$970,000	Waseca	Bomgaars	FHS Waseca/Portage	Dixon Diebold of Reurban represented the seller.
Geyer Signal Building 4205 Roosevelt Rd	Industrial	14,780	\$950,000	Saint Cloud	Sanco Properties LLC	Kissner Properties LLC	Jeff Nordness of Essence represented the buyer; Matt Studer and Sheila DeVine of Warnert Commercial represented the seller.
1595 57th St W	Industrial	7,144	\$850,000	Northfield	Valley National Meats	3501 Elliot LLC	No brokers involved.
4255 W Frontage Rd	Retail	5,843	\$700,000	Owatonna	Faribault FSL Bancorporation	1st United Bank	No brokers involved.
East Village Shopping Center 1330-1370 15th Ave	Retail	14,040	\$625,000	Saint Cloud	Mike Hamad	JK Real Estate Services	Robert Abel of RCA Real Estate represented the buyer and seller.
South Broadway Retail 2276 S Broadway	Retail	3,300	\$580,000	Rochester	Ryan Companies US Inc	Sharon & Daniel Quam	No brokers involved.
1650 Broadway	Retail	1,389	\$565,500	Rochester	Broadway Retail Group LLC	Christine Armstrong and Roger Gansen	No brokers involved.
Starbucks 2280 Grant St	Retail	1,930	\$540,000	Faribault	Gopher World Properties LLC	Olsen Management LLC & Arden Park Properties LLC	No brokers involved.
KFC 136 Allan Ave SW	Retail	2,872	\$500,000	Owatonna	Gazelem Properties	David and Judy Kerr	No brokers involved.
125 E Commercial St	Industrial	27,260	\$490,000	Litchfield	SK Properties of Mankato LLC	Vision Processing Technologies LLC	Wayne Elam of Commercial Realty Solutions represented the seller.
Wells Fargo 15146 Dellwood Dr	Retail	928	\$470,000	Baxter	Glen Cook	Wells Fargo	Chris Close of Close-Converse represented the buyer; Nate Grotzke of Close-Converse represented the seller.
11411 London Rd	Office	4,500	\$370,000	Duluth	Daisy Shane	Blessner	Dave Holappa of Holappa Commercial represented the buyer; Greg Follmer of Greg Follmer Commercial represented the seller.

## GREATER MN NOTABLE LEASE TRANSACTIONS

PROPERTY	USE	SIZE (SF)	PRICE	CITY	TENANT	LANDLORD	AGENTS INVOLVED
Village Mall 1732-1740 Mall Dr	Retail	25,000	New	Duluth	Petsmart	NLD Duluth SC LLC c/o Capital Real Estate Inc	No brokers involved.
Westgate Shopping Center 2500 Division St	Retail	22,394	New	Saint Cloud	Planet Fitness	Glenborough LLC	Ted Gonsor of Colliers International represented the tenant; Robert Wise and Jesseka Doherty of Mid-America represented the landlord.
Village Mall 1732-1740 Mall Dr	Retail	19,000	New	Duluth	Aldi	Duluth Shopping Center Associates	David Daly of CBRE represented the tenant; Aaron Barnard of Cushman & Wakefield/NorthMarq represented the landlord.
Burning Tree Plaza 5115 Burning Tree Rd	Retail	17,682	New	Duluth	Jo-Ann Fabric & Craft	Brixmor Property Group	George Bestrom of George Bestrom & Associates represented the tenant; Matthew Johnson of Brixmore Property Group represented the landlord.
Hwy 23 Office/Warehouse 3730 Quail Rd	Industrial	14,400	New	Sauk Rapids	Johnstone Supply	Fitwell LP Company	Kevin Brink of INH represented the landlord.
222 W Superior St	Office	9,008	Renewal	Duluth	Wells Fargo	LSREF\$ Bison	Craig Kirkpatrick of TaTonka represented the tenant; Dave Holappa of Holappa Commercial represented the landlord.
1410 E Bridge St	Retail	7,842	New	Redwood Falls	Dollar Tree	Springmieux Investments LLC	Stefanie Meyer and Johnny Reimann of Mid-America represented the tenant; Josh Humpfner of Upland represented the landlord.
River Center Plaza 1601-1645 N Broadway St	Retail	7,102	New	Rochester	Anytime Fitness	Northbrook LLC	LeighAnn Peltoma, Barb Phelps and Darci Fenske of Paramark represented the landlord.
3825 Shadowwood Dr	Industrial	6,000	New	Sauk Rapids	The Used Furniture Store	Sauve Family Trust	Bill Molitor of Remax Results represented the tenant and landlord.

## INVESTMENT SALES TRANSACTIONS (OVER \$3M OR PART OF PORTFOLIO SALE)

PROPERTY	USE	SIZE (SF)	PRICE	CITY	BUYER	SELLER	AGENTS INVOLVED
Ameriprise Financial Center 707 S 2nd Ave	Office	871,232	\$200,000,000	Minneapolis	BAM 701 LLC c/o Morning Calm Management and Axar Capital Management	AEO LLC and Byte Investment Partnership 1 LLP c/o Founders Properties	Tom Holtz, Ryan Watts, Judd Welliver and Sonja Dusil of CBRE represented the seller.
Norman Point II 5600 American Blvd	Office	330,000	\$52,500,000	Bloomington	Boyd Watterson Asset Management	Gramercy Property Trust	Colin Ryan, Mark Kolsrud and David Berglund of Colliers International represented the seller.
River Park Plaza 10 River Park Plaza	Office	328,947	\$42,650,000	Saint Paul	SARA Investments Real Estate	Cohen Equities	Bob Pounds, Tim Prinsen and Amy Senn of Colliers International represented the seller.
Coca Cola 2750 Eagandale Blvd	Industrial	461,618	\$29,806,278	Eagan	Lone Oak - Eagan LLC c/o Reyes Holdings LLC	Coca-Cola Refreshments USA Inc	No brokers involved.
Calhoun Village 3200 Lake St W	Retail	85,000	\$24,900,000	Minneapolis	Doran Co	Pfaff Calhoun LLC	No brokers involved.
Xenium Distribution Center 1105 N Xenium Ln	Industrial	335,063	\$23,035,000	Plymouth	ColFin 2016-4 Industrial Owner LLC c/o Colony Capital	The Realty Associates Fund IX LP c/o TA Realty	Dave Paradise of Cushman & Wakefield/NorthMarq and Tom Holtz, Judd Welliver, Ryan Watts and Sonja Dusil of CBRE represented the seller.
Vadnais Square Shopping Center 905-955 County Rd E E	Retail	123,872	\$20,600,000	Vadnais Heights	Dakota UPREIT LP c/o Dakota REIT	Vadnais Square LLC c/o Platinum Properties	Jim Leary and Jeff Budish of CBRE represented the seller.
Highway 55 Distribution Center 2811 Beverly Dr	Industrial	227,200	\$18,350,000	Eagan	ColFin 2016-4 Industrial Owner LLC c/o Colony Capital	The Realty Associates Fund IX LP c/o TA Realty	Dave Paradise of Cushman & Wakefield/NorthMarq and Tom Holtz, Judd Welliver, Ryan Watts and Sonja Dusil of CBRE represented the seller.
Northern Stacks Bldg 1 41 Northern Stacks Dr NE	Industrial	213,000	\$17,750,000	Fridley	GPT Northern Stacks Owner LLC c/o Gramercy Property Trust	Northern Stacks I LLC c/o Hyde Development	Steve Lysen of CBRE represented the seller.
Doctors Professional Building 280 Smith Ave	Office	84,000	\$16,650,000	Saint Paul	CPI/AHP St Paul MOB Owner LLC c/o AHP Management LLC	Doctors Professional Investment LLC c/o United Properties	Scott Pollock, Tom Stella and Rob Davis of Cushman & Wakefield/NorthMarq represented the seller.
Eden Prairie Center - Sears 8301 Flying Cloud D	Retail	204,566	\$16,000,000	Eden Prairie	CAPREF Eden Prairie South LLC c/o Cypress REIT LLC	Sears, Roebuck and Co	No brokers involved.
Burlington Coat Factory 3700-3710 Hwy 100 S	Retail	134,125	\$14,150,000	Saint Louis Park	OLP St Louis Park LLC c/o One Liberty Properties	Peninsula Industrials	Grant Anderson of Terrace Associates represented the seller.
Grove Health West 9630 Grove Cir N	Office	41,012	\$13,841,813	Maple Grove	9630 Grove Circle LLC	Ryan Companies US Inc	No brokers involved.
Minnesota Valley Distribution Center II 5655 E 11th Ave	Industrial	162,618	\$12,300,000	Shakopee	ColFin 2016-4 Industrial Owner LLC c/o Colony Capital	The Realty Associates Fund X LP c/o TA Realty	Dave Paradise of Cushman & Wakefield/NorthMarq and Tom Holtz, Judd Welliver, Ryan Watts and Sonja Dusil of CBRE represented the seller.
9360 Ensign Ave S	Office	35,298	\$11,350,000	Bloomington	Boyd Bloomington GSA LLC c/o Boyd Watterson Asset Management	Bloomingsa Venture LLC c/o Fishman Commercial Real Estate	Travis Trautvetter of Cushman & Wakefield represented the seller.
Village Mall 1732-1740 Mall Dr	Retail	88,000	\$10,500,000	Duluth	NLD Duluth SC LLC c/o Capital Real Estate Inc	Duluth Shopping Center Associates	Aaron Barnard of Cushman & Wakefield/NorthMarq represented the seller.
6240 Carmen Ave E	Industrial	174,180	\$8,900,000	Inver Grove Heights	ColFin 2016-4 Industrial Owner LLC c/o Colony Capital	The Realty Associates Fund VIII LP c/o TA Realty	Dave Paradise of Cushman & Wakefield/NorthMarq and Tom Holtz, Judd Welliver, Ryan Watts and Sonja Dusil of CBRE represented the seller.

1133 S Rankin St	Industrial	116,426	\$8,500,000	Saint Paul	Acky-Rankin LLC	1133 Rankin LP	Chris Weirens of Cushman & Wakefield/NorthMarq represented the buyer; Jim Miller of James Miller Investment represented the seller.
Park Industrial Village 2000 E Center Cir 2010 E Center Cir 2050 E Center Cir 2060-2090 E Center Cir 13125 Industrial Park Blvd 13205 Industrial Park Blvd 13225 Industrial Park Blvd	Industrial	231,676	\$8,000,000	Plymouth	MSP Plymouth Park Industrial LLC c/o Biynah Industrial Partners	The Realty Associates Fund VIII LP c/o TA Realty	Tom Bennett of CBRE represented the buyer; Pete Rand, Dave Paradise and Sydney Johnson of Cushman & Wakefield/NorthMarq represented the seller.
Walgreens N Vicksburg Ln	Retail	15,249	\$6,200,000	Plymouth	Mildred Gollop Family LP	Plymouth WG 2005 LLC	Jamie Medress, Mark Ruble and Chris Lind of Marcus & Millichap represented the seller.
1987 County Rd D E	Retail	11,279	\$6,175,000	Maplewood	ISO Venner Plaza Holdings LLC	DPBI Maplewood LLC	Hanley Group represented the buyer; Chris Kostanecki, Zeb Ripple and Chris Peters of Capital Pacific represented the seller.
Butcher & The Boar 1121 Hennepin Ave	Retail	10,280	\$6,000,000	Minneapolis	STORE Master Funding VIII LLC	Hennepin Avenue Realty LLC	No brokers involved.
15 S Broadway Ave	Retail	14,541	\$5,532,296	Rochester	Almanor Partners LLC c/o Harbor Bay Real Estate Advisors	15 South Broadway LLC c/o Titan Development	No brokers involved.
Lake Street Rainbow 2912 28th Ave	Retail	72,563	\$5,350,000	Minneapolis	Wellington Management	Minnehaha/Lake Partners c/o Watson Centers Inc	No brokers involved.
178 9th St E	Office	23,760	\$4,400,000	Saint Paul	PAK Investments Holdings Inc and Seablaze LLC c/o Rich Pakonen and Clint Blaiser	AVLT-LLC and AVLT-H LLC c/o August Ventures Lowertown LLC	No brokers involved.
Westwood II Business Center 6201 Bury Dr	Industrial	50,804	\$4,150,000	Eden Prairie	Roosevelt 301 LLC	SWB Group LLC	Joe Antonucci of Landmark Partners represented the seller.
Wentworth Plaza 1590 Robert St	Retail	12,887	\$3,925,000	West Saint Paul	Triple S Investments	Wentworth Commons LLC c/o Sherman Associates	Matthew Hazelton, Sean Doyle, Cory Villaume and Adam Prins of Marcus & Millichap represented the buyer; Rob Kost of Sherman Associates and Matthew Hazelton, Sean Doyle, Cory Villaume and Adam Prins of Marcus & Millichap represented the seller.
3918 W 49th 1/2 St W	Retail	5,405	\$3,679,000	Edina	49.5 KM2 LLC	49.5 LLC	No brokers involved.
Nic Burn Commerce Center 12601 Nicollet Ave S	Retail	19,968	\$3,558,875	Burnsville	Court Property Acquisition LLC	Nic Burn Partners LLC	John Wall of The Wall Companies represented the buyer; Royce Pavelka of CBC Griffen represented the seller.
Rice Creek Business Center 7110 University Ave NE	Office	58,839	\$3,410,000	Fridley	Rice Creek Partners LLC	7110 University Ave NE LLC	Matt Klein of KW Commercial Midwest represented the buyer; Steve Nelson of Hoyt Properties represented the seller.
7110-7190 University Ave NE	Industrial	58,839	\$3,410,000	Fridley	Rice Creek Partners LLC	7110 University Ave NE LLC c/o Hoyt Properties	Matt Klein of KW Commercial Midwest represented the buyer; Steve Hoyt and Steve Nelson of Hoyt Properties represented the seller.
7500 80th St	Office	10,291	\$3,280,000	Cottage Grove	KFI Commercial LLC	Colonial Commons LLC	Thomas Gump of A-1 Property & Asset Management represented the buyer; Sean Doyle, Adam Prins, Matthew Hazelton and Cory Villaume of Marcus & Millichap represented the seller.
4843-4849 White Bear Pkwy	Industrial	38,821	\$3,032,500	White Bear Lake	Mirumi Properties c/o Haren & Bharti Shroff	4843 WBP LLC c/o Mark Saliterman	Arnie Seltzer of Results Real Estate represented the buyer; Steve Nelson and Kyle Thompson of Hoyt Properties represented the seller.

Portfolio Sale

6161 American Blvd	Office and	36,827	\$160,000,000	Bloomington	Workspace Property Trust	Liberty Property Trust	No brokers involved.
6601-6625 W 78th St	Industrial	325,399		Eden Prairie			
10400 Viking Dr		167,172		Eden Prairie			
8855 Columbine Rd		58,145		Eden Prairie			
8911 Columbine Rd		38,536		Eden Prairie			
8939 Columbine Rd		48,000		Eden Prairie			
8967 Columbine Rd		39,862		Eden Prairie			
8995 Columbine Rd		45,817		Eden Prairie			
9023 Columbine Rd		61,981		Eden Prairie			
7800 Equitable Dr		43,426		Eden Prairie			
7625 Smetana Ln		55,924		Eden Prairie			
5705 W Old Shakopee Rd		74,684		Bloomington			
5715 W Old Shakopee Rd		63,843		Bloomington			
5735 W Old Shakopee Rd		64,183		Bloomington			
5775 W Old Shakopee Rd		105,624		Bloomington			
10801 Nesbitt Ave S		57,510		Bloomington			
7695-7699 Anagram Dr		39,390	Eden Prairie				
7905 Fuller Rd		74,224	Eden Prairie				
7615 Smetana Ln		93,292	Eden Prairie				