









THE 428

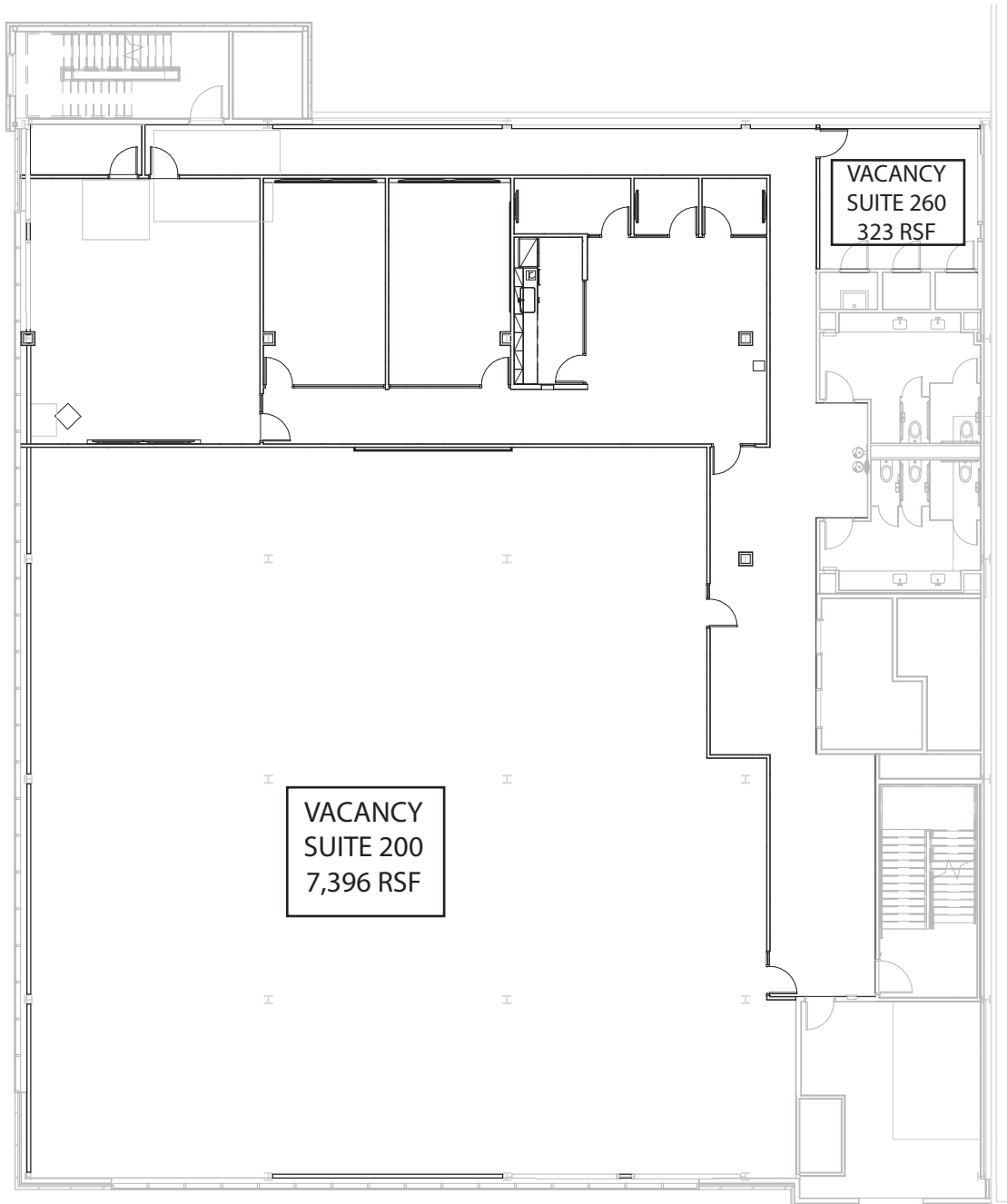
# FOR LEASE

The first LEED Silver™ and WELL Gold Certified™ building in the five-state area.

428 MINNESOTA STREET, SAINT PAUL, MN 55101

the428.com

## SECOND FLOOR



**Pat Wolf**  
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**Sherry Hastings**  
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COMMERCIAL REAL ESTATE SERVICES, INC.

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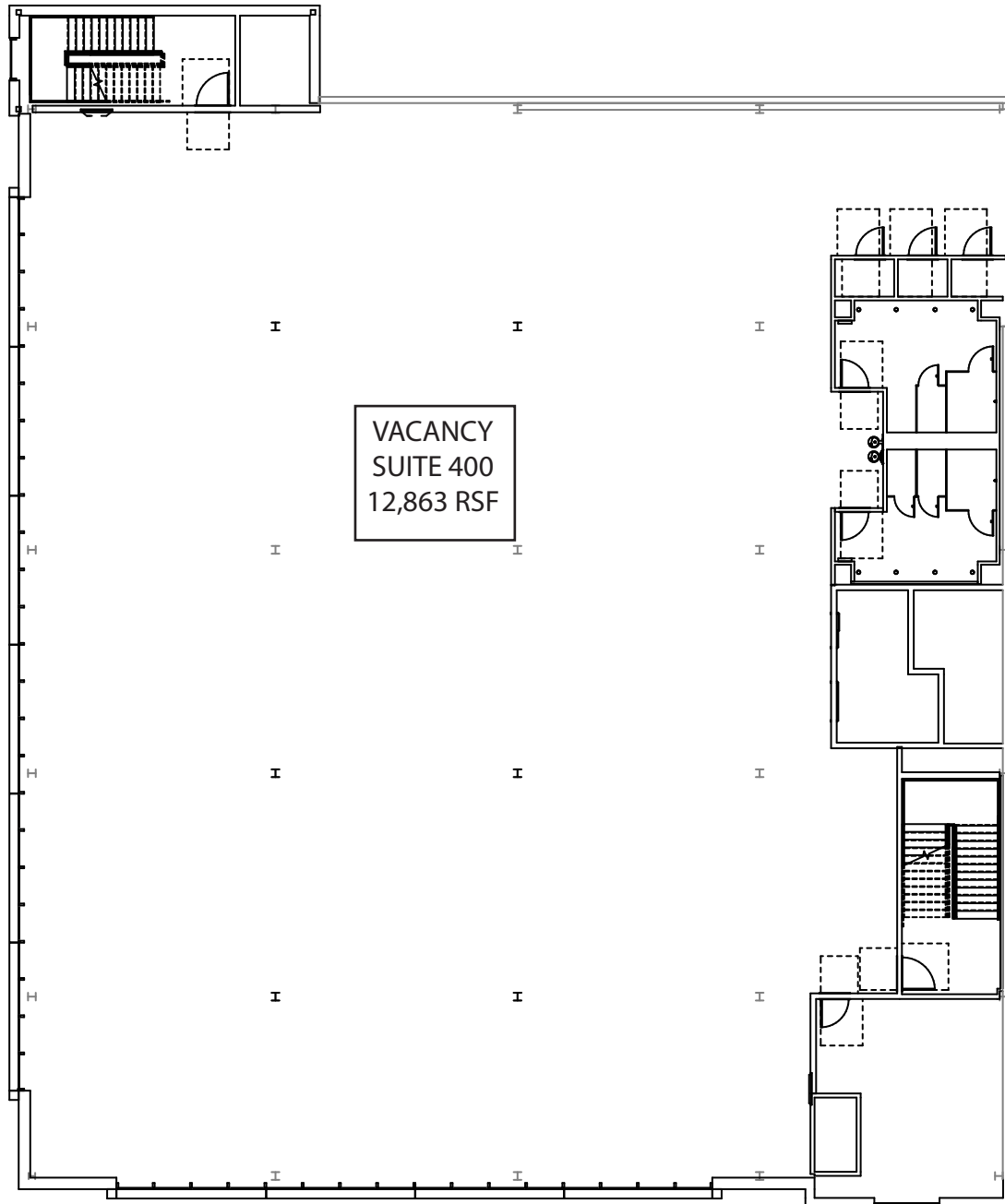
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## FOURTH FLOOR



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## Downtown Saint Paul

### Metro Transit

2 blocks from the 94 Express stops along with other major bus lines.

Less than 20 minutes from Downtown Minneapolis on the 94 Express.

3 blocks from Green Line Central Station with skyway access.

### Parking

Over 25 parking ramps and lots with 10,194 total parking spaces in the area.

3,442 parking spaces within a 1 block radius.

8,551 parking spaces within a 3 block radius.

### Commercial Building Occupancy

Surrounding blocks include 2 office towers, a 900 stall parking ramp, and a 250 room hotel.

Surrounding office buildings are occupied by approximately 6,300 tenants.

### Residential Units

Over 55 residential structures with approx. 6,000 total units in the area.

### Amenities

Xcel Energy Center- Over 150 sporting and entertainment events bringing in 1.7 million visitors each year.

CHS Field- Over 100 sporting and entertainments events which invite 400,000 visitors each year.

Farmers Market- A 150 year Saint Paul tradition, open April through November.

Downtown Events- Winter Carnival, Marathons, Movies in the Park, Music in Mears, Irish Fair, Saint Paul Art Crawl, St. Patrick's Day Parade.

10 hotels with 2,100 rooms

15 different parks in the downtown area including Rice Park and Mears Park.

11 theaters and museums including the Science Museum of Minnesota and the Ordway Theater.

Over 100 restaurants ranging from fast food to fine dining.

Capital City Bikeway- Off-street bike path along Jackson Street.

Intricate skyway system spanning from Mears Park to the Xcel Energy Center.

