

RETAIL FOR LEASE

1003 E INTERSTATE AVE | BISMARCK, ND





OFFERING SUMMARY

Sale Price:	\$1,275,000
Lease Rate:	\$18.00 SF/yr (MG)
Building Size:	12,500 SF
Available SF:	400 SF
Lot Size:	39,639 SF
Cap Rate:	5.61%
NOI:	\$75,018
Year Built:	1974
Zoning:	CG
Market:	Bismarck
Tenant Responsibility:	Utilities, Data, Interior Janitorial
Landlord Responsibility:	Taxes, Building Insurance, Snow Removal, Maintenance

PROPERTY OVERVIEW

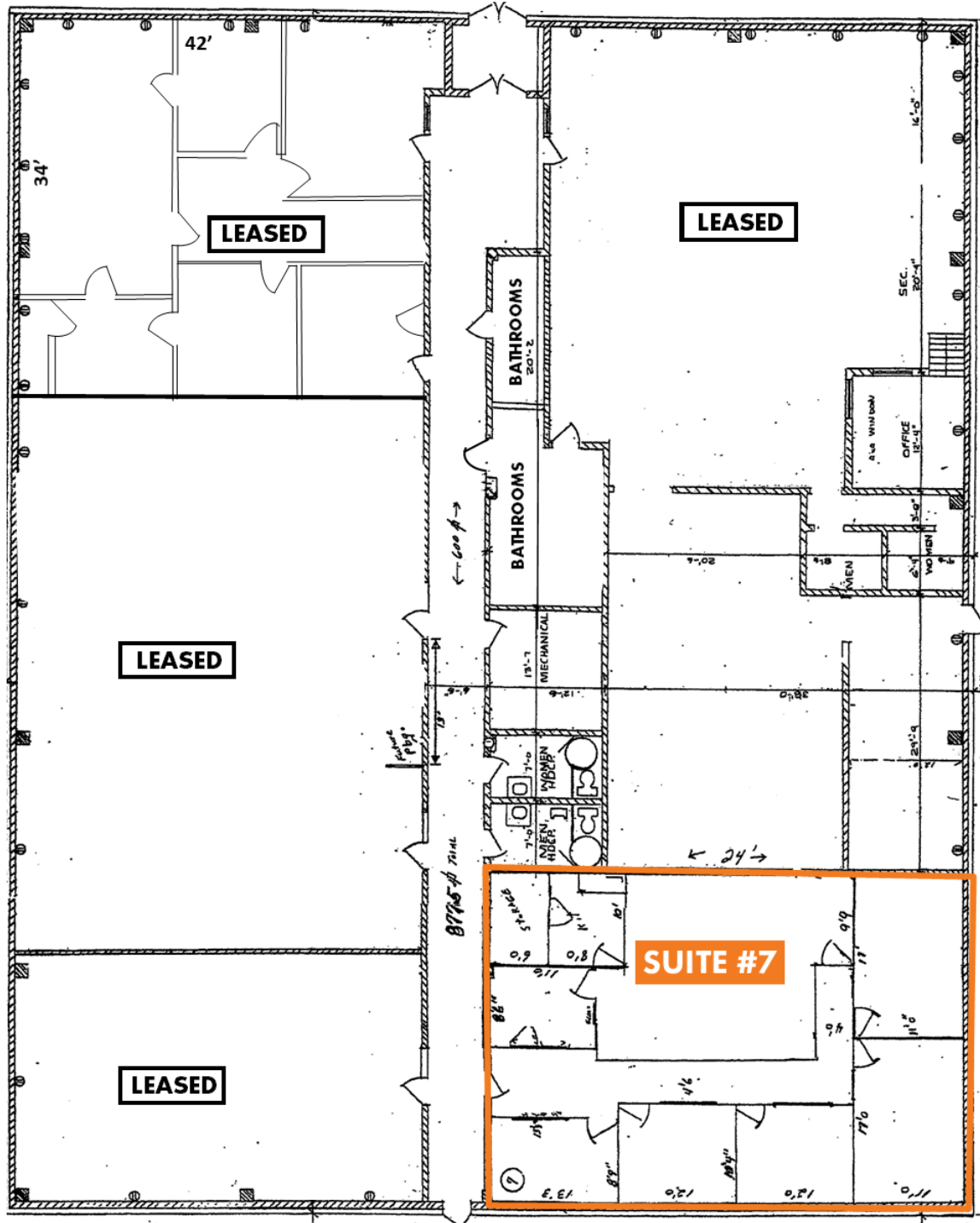
Office / Retail / Professional space for lease located just off of State Street and I-94 with good access and great visibility. Showings must be Monday - Friday, 8 am - 5pm.
*Lease application may be required.

PROPERTY HIGHLIGHTS

- Occupancy May 1st, 2022
- 1,680 SF Main Floor / 311 SF Mezzanine Storage
- (5) Large Private Offices
- Large Conference Room
- Storage/Work Rooms
- Common Restrooms
- Signage Opportunity
- Off-Street Parking



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Visual purposes only. Actual property dimensions may vary. All information should be verified by the tenant or tenant's representatives.



BUILDING RELATIONSHIPS. BUILDING THE COMMUNITY.™



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