

# RETAIL FOR LEASE

507 BURLINGTON ST SE | MANDAN, ND







## OFFERING SUMMARY

Lease Rate SF/Yr:	\$11.50 (NNN)
Lease Rate Monthly:	\$1,642.58 (NNN)
Building Size:	23,795 SF
Available SF:	
Lot Size:	138,369 SF
Year Built:	1999
Zoning:	CC

Tenant Responsibility:	Real Estate Taxes, Building Insurance, Common Area Expenses, All Utilities, and Renter's Insurance.
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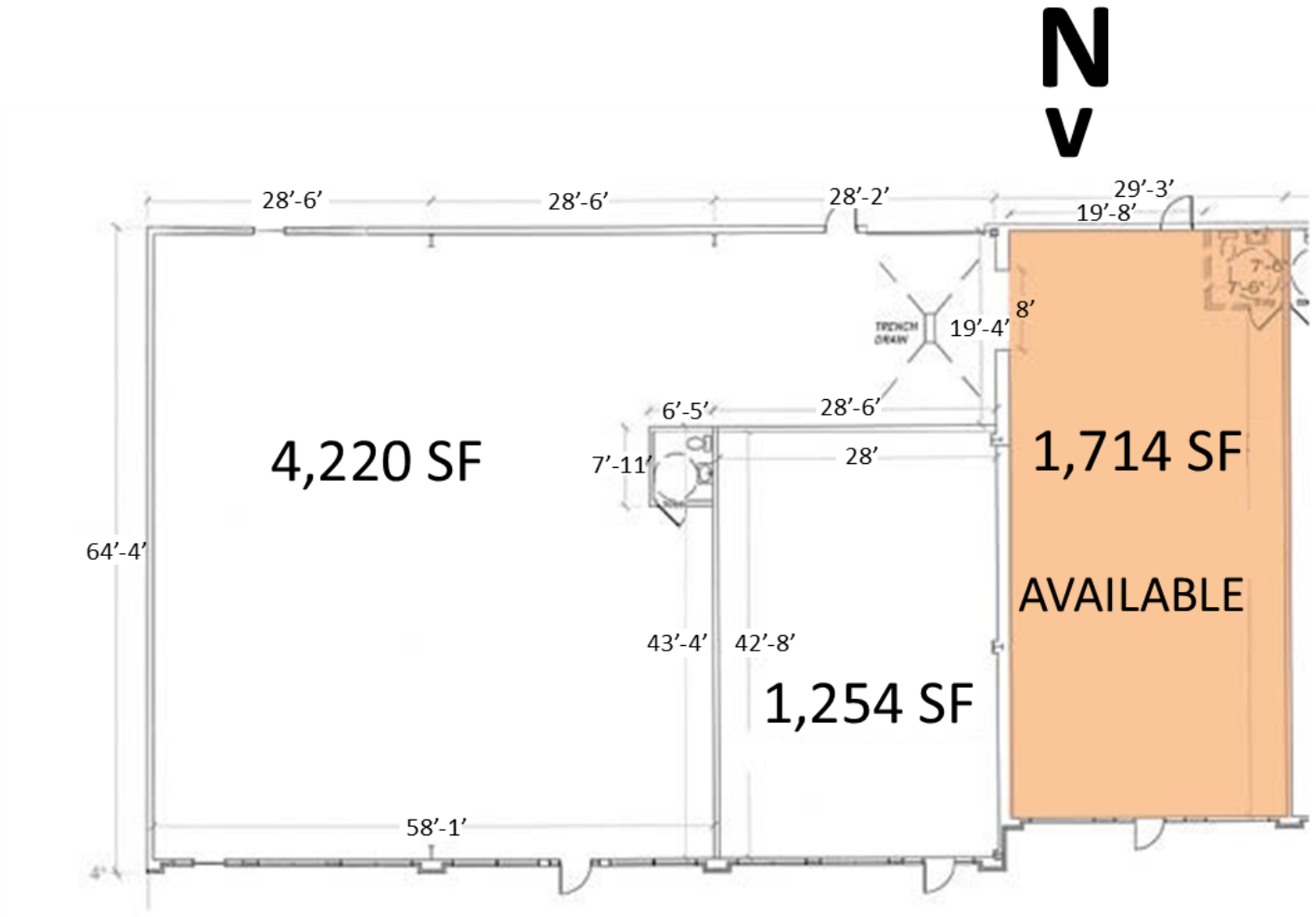
Landlord Responsibility:	Structural integrity of the exterior walls, roof, & foundation
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## PROPERTY OVERVIEW

Sub-Lease through March 31, 2026. Retail suite available in multi-unit strip mall near Dan's Supermarket in Mandan. Burlington Plaza has a good mixture of co-tenants including Custer Health and Powerhouse/501 Bar & Grill. This great location has a nice storefront and ample parking. NNN estimated at \$3.00 psf.  
\*Lease application may be required.

## PROPERTY HIGHLIGHTS

- Sub-Lease
- Open floor plan
- Private Restroom
- Ample parking
- Great signage
- Back access door
- Adjacent to Mandan's only self-standing grocery store
- Taxes (2022): \$33,795.89



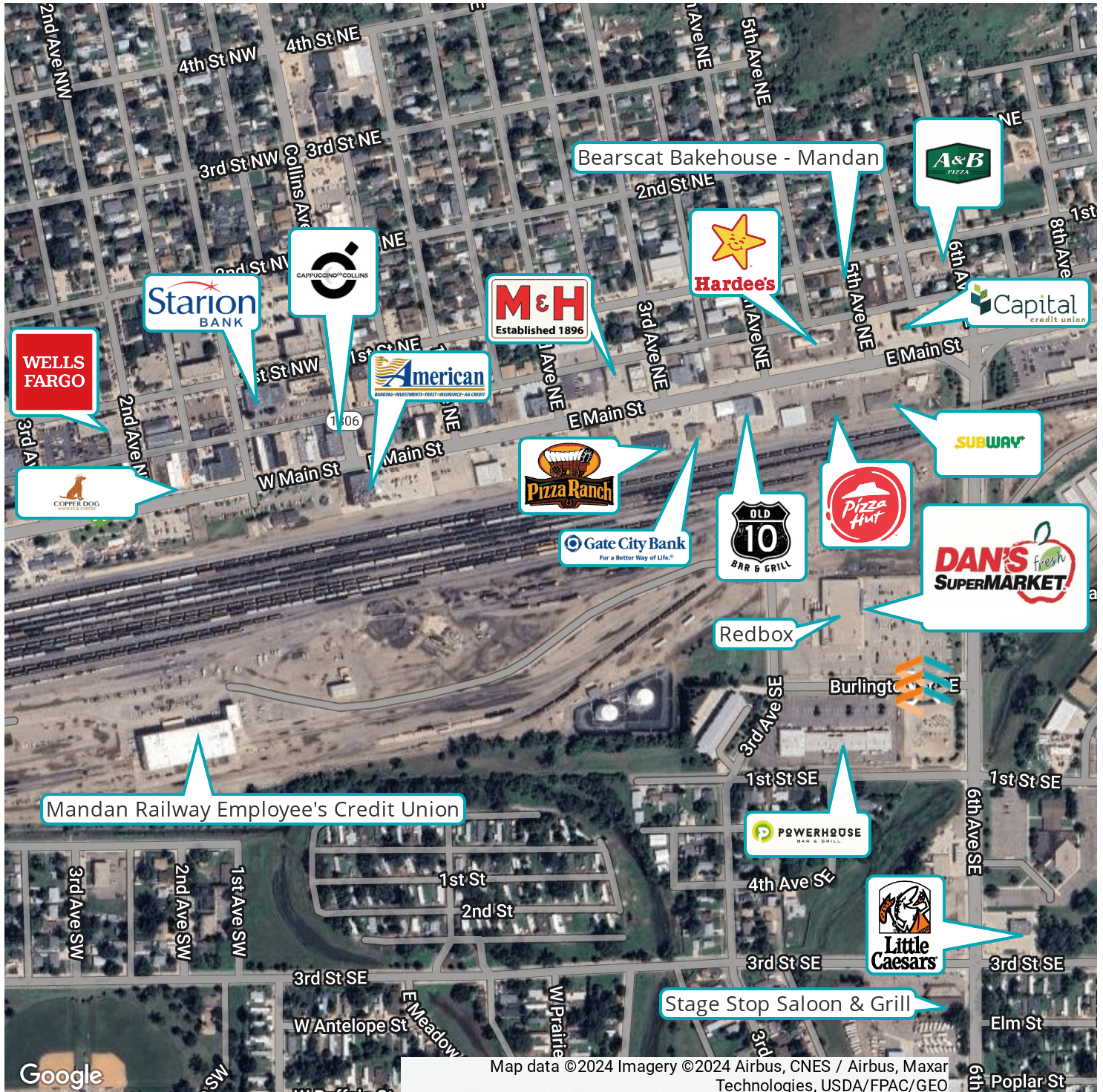
Visual purposes only. Actual property dimensions may vary. All information should be verified by the tenant or tenant's representatives.



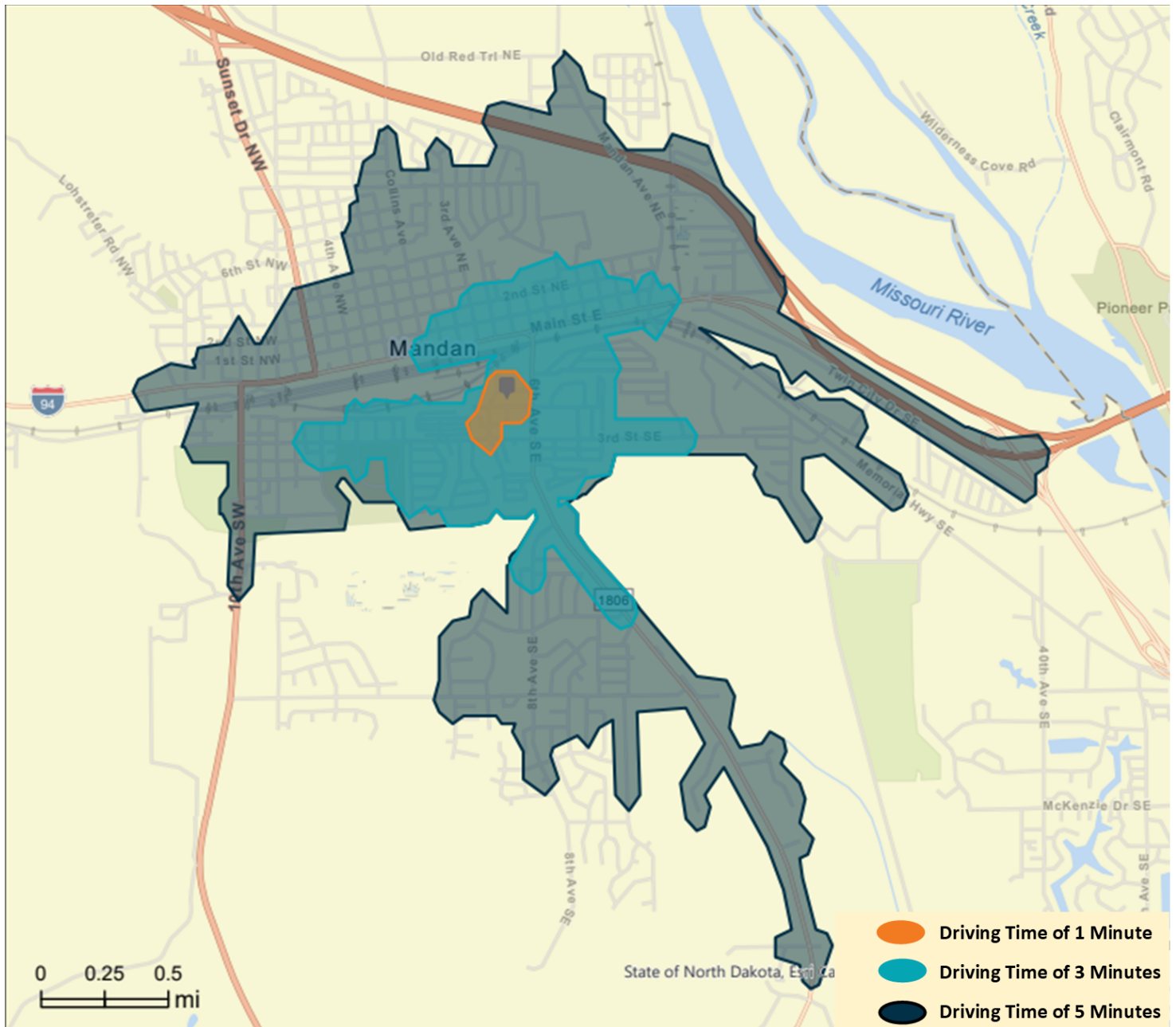




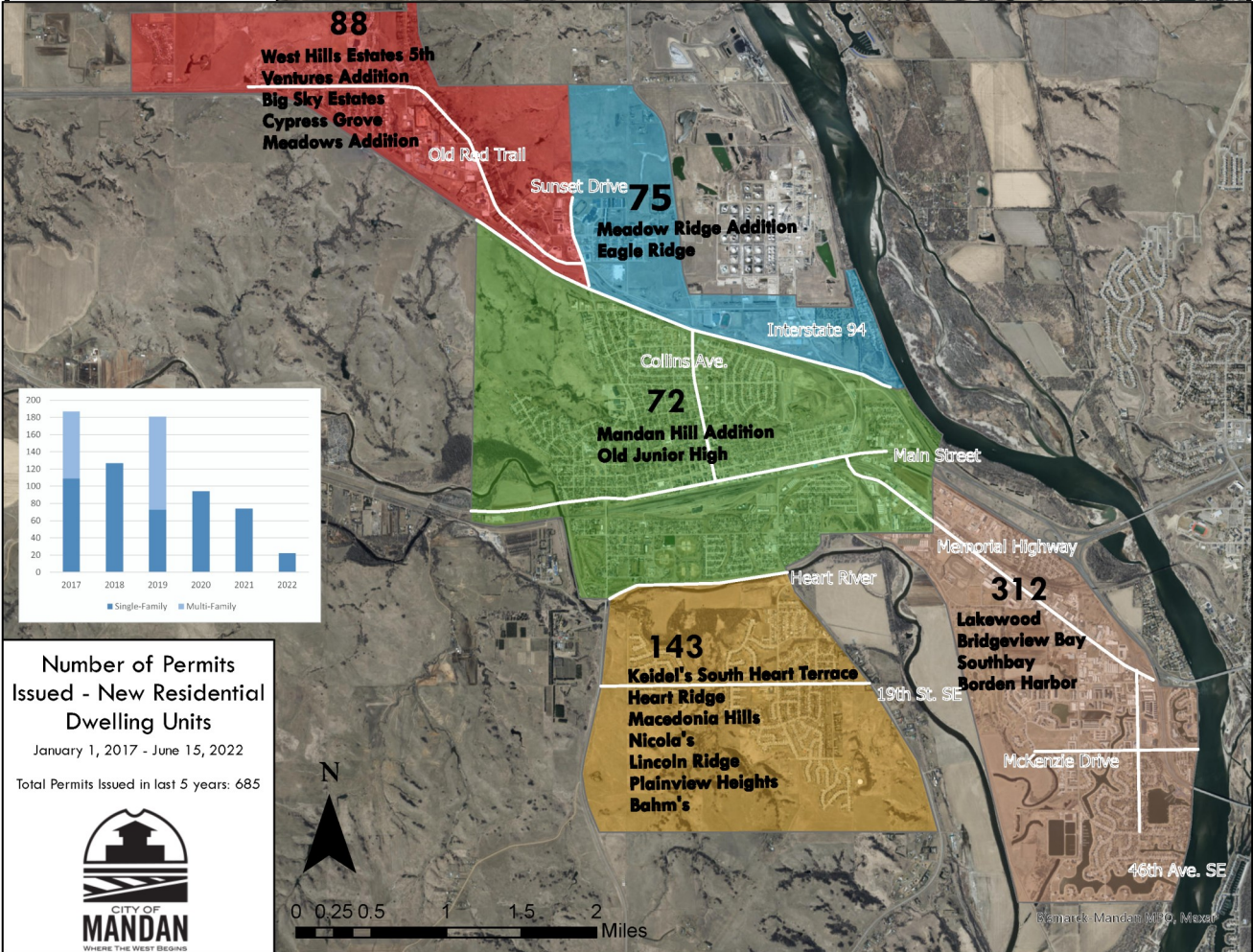
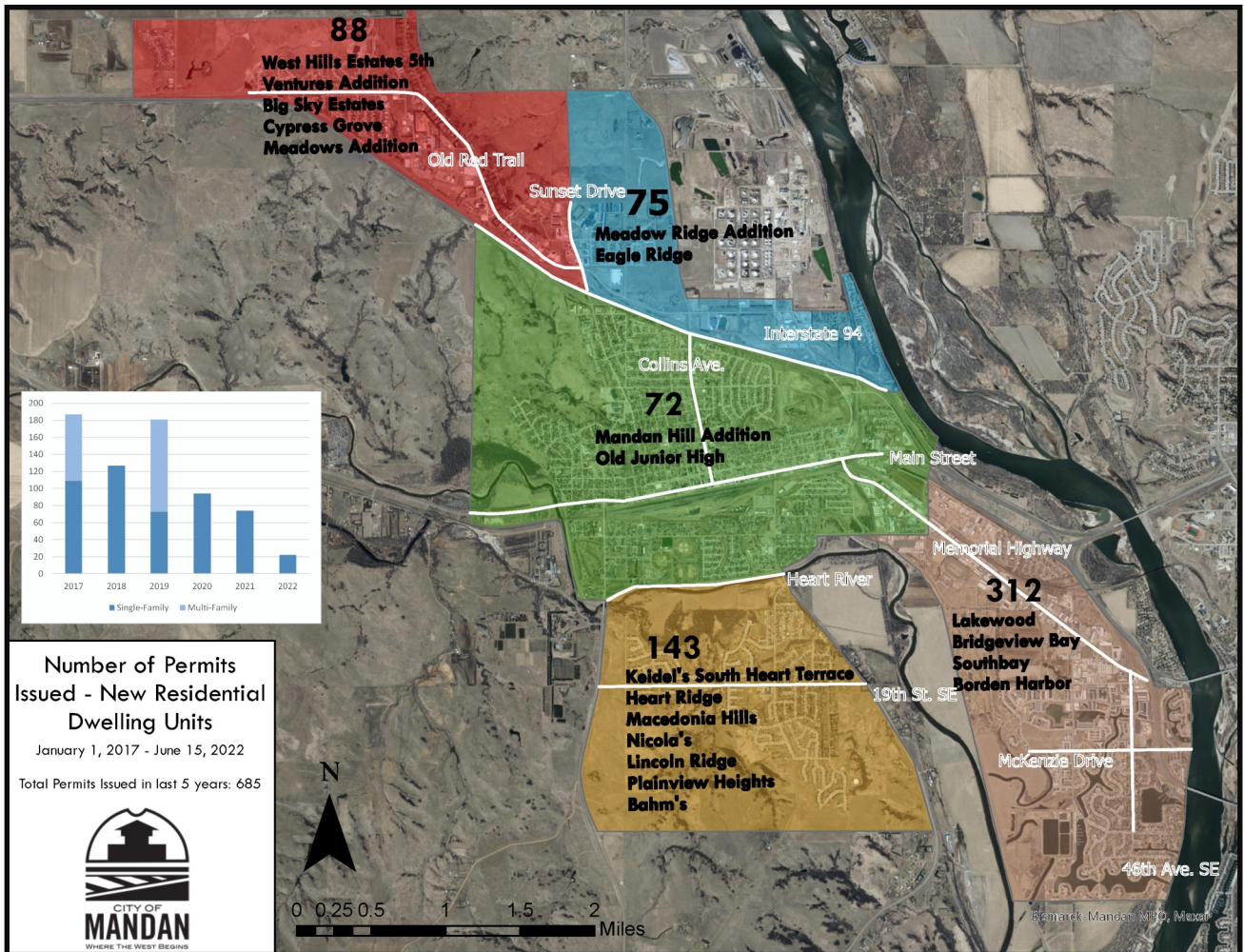














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