

FOR LEASE OR BUILD TO SUIT
PRIME RETAIL LOCATION

MERCATO

I-29 & 32nd Avenue S | Fargo, ND | 58104



Matt Olson | CCIM, SIOR, REALTOR®

701.499.3921
matt@prgcommercial.com

Brendan Muldoon | REALTOR®

701.499.3938
brendan@prgcommercial.com



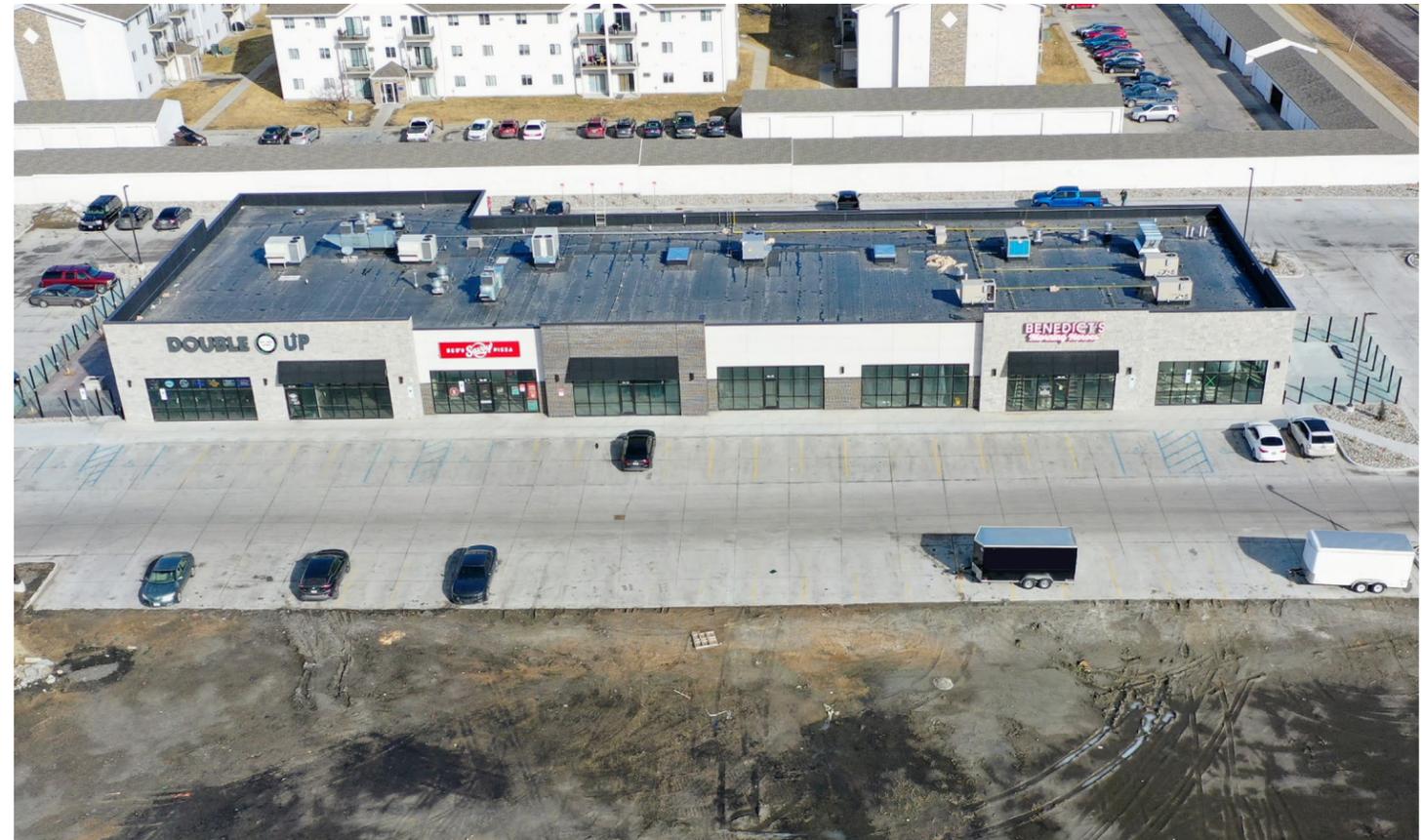
PROPERTY RESOURCES GROUP

PropertyResourcesGroup.com
4609 33rd Ave S. Suite 400, Fargo, ND 58104

ABOUT THE PROPERTY

Fargo's premier infill retail land located on the NE corner of I-29 and 32nd Ave South. Pad sites available from 30,000 square feet up to 148,932 square feet for build to suit opportunities or land leases. Retail spaces for lease from 1,662 SF - 6,226 square feet. This site has excellent visibility and some of the best ingress/egress in the entire metro area.

*Exclusivity of bar for development



PROPERTY DETAILS

LOT SIZE

30,000 SF - 148,932 SF

RETAIL SPACE

1,662 SF - 6,226 SF

ZONING

GENERAL COMMERCIAL

TRAFFIC COUNTS

32ND AVENUE: 27,395 VPD

I-29: 53,405 VPD



Matt Olson | CCIM, SIOR, REALTOR®

701.499.3921
matt@prgcommercial.com

Brendan Muldoon | REALTOR®

701.499.3938
brendan@prgcommercial.com



PROPERTY RESOURCES GROUP

PropertyResourcesGroup.com
4609 33rd Ave S, Suite 400, Fargo, ND 58104