

FOR LEASE RETAIL SPACE

3265 45th Street S, Suite 124, Fargo, ND 58104
MLS #25-729



PROPERTY DESCRIPTION:

Shoppes at BLU is one of the most fabulous shopping areas in all of Fargo. It is located at the busy intersection of 45th Street South and 32nd Avenue South. With a variety of established businesses bringing high customer traffic, this retail space available will make your professional dreams a reality.

RENTABLE SF: 2,766 SF

USABLE SF: 2,521 SF

LEASE RATE: \$20.70 PSF

ESTIMATED CAM: \$6.25 PSF



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