

FOR LEASE

7,048 SF OFFICE SPACE

\$9.00/SF | 474 45TH ST S, FARGO, ND

Property Details: This 7,048 SF office space is located on the second floor of Cityscapes Center on 45th Street South in Fargo. With excellent visibility and convenient access from Main Avenue, this property offers a prime setting for your business. Cityscapes Center is professionally landscaped, provides ample parking, and features secured access.

- 7,048 SF Class A office space
- Clean and spacious
- Well-maintained property
- 8 private offices
- Large cubicle area
- Space includes north half of second floor



CITYSCAPES DEVELOPMENT LLC
COMMERCIAL REALTORS & DEVELOPERS

RICK FLACKSBARTH | 701.280.5885 | 474 45TH ST S, FARGO, ND | CITYSCAPESDEVELOPMENT.COM

FOR LEASE

474 45TH ST S, FARGO, ND

SPACE AVAILABLE

■ 7,048

YEAR BUILT

■ 2005

FEATURES

- 8 Private Offices
- Conference Room
- Large Cubicle Area
- Break Room

SF BASE PRICE

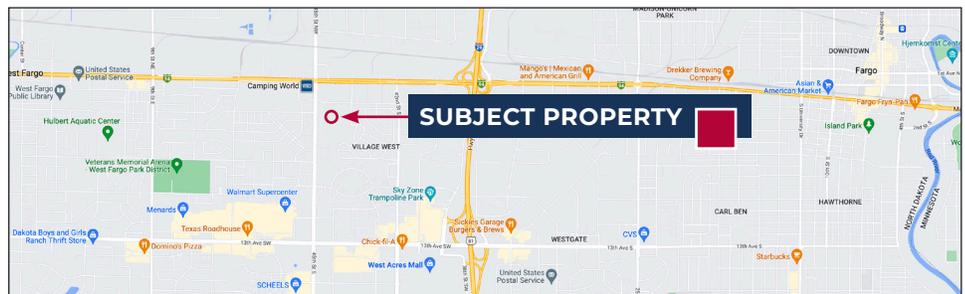
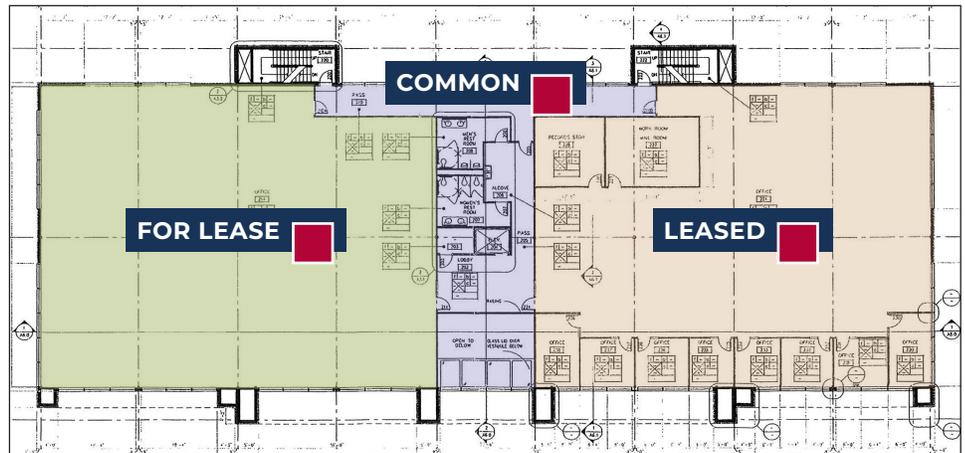
■ \$9.00

CAM CHARGE/SF

■ \$7.80

Includes: Taxes, Heat, Insurance, Electricity, Repairs/Maintenance, SWG, Snow, Lawn

Janitorial Services, Internet, and Phone Paid by Tenant



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