

OFFICE BUILDING FOR SALE

133 Main Avenue W, West Fargo, ND 58078
MLS #25-471



Property Description:

Now offered for sale: a well-maintained investment property located near West Fargo's revitalized downtown at 133 Main Ave W. With current occupancy at 52%, this property offers in-place income, future redevelopment potential, or as an opportunity for an owner occupant. Zoned DMU (Downtown Mixed Use), the site allows for a range of uses including multifamily, giving investors flexibility for long-term value creation.

Additional parking lot information available at MLS 25-472.

Purchase Price: \$645,000

Lot Size: 17,846 SF

Building Size: 11,040 SF

Parcels: 02-2100-00150-000 & 02-3000-00513-000

2025 Consolidated Taxes: \$8,969.85

2025 Specials Installment: \$711.56

Estimated Remaining Specials: \$4,850.14

Drains: \$149.14



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All information contained herein is believed to be true, but should be verified to the buyer's satisfaction in case of error, typographical or otherwise. All information is subject to change without further notice.

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