

land

# FOR LEASE



**STORAGE YARD FOR LEASE**  
**701.428.1243** **LUNNEN**  
REAL ESTATE SERVICES



## PROPERTY SUMMARY

Available SF: 1.5 Acres

Lease Rate: Negotiable

Lot Size: 3 Acres

Cross Streets: 14th Ave NW & Hwy 2

## PROPERTY OVERVIEW

3 acres of stabilized and fenced land available for lease

## PROPERTY HIGHLIGHTS

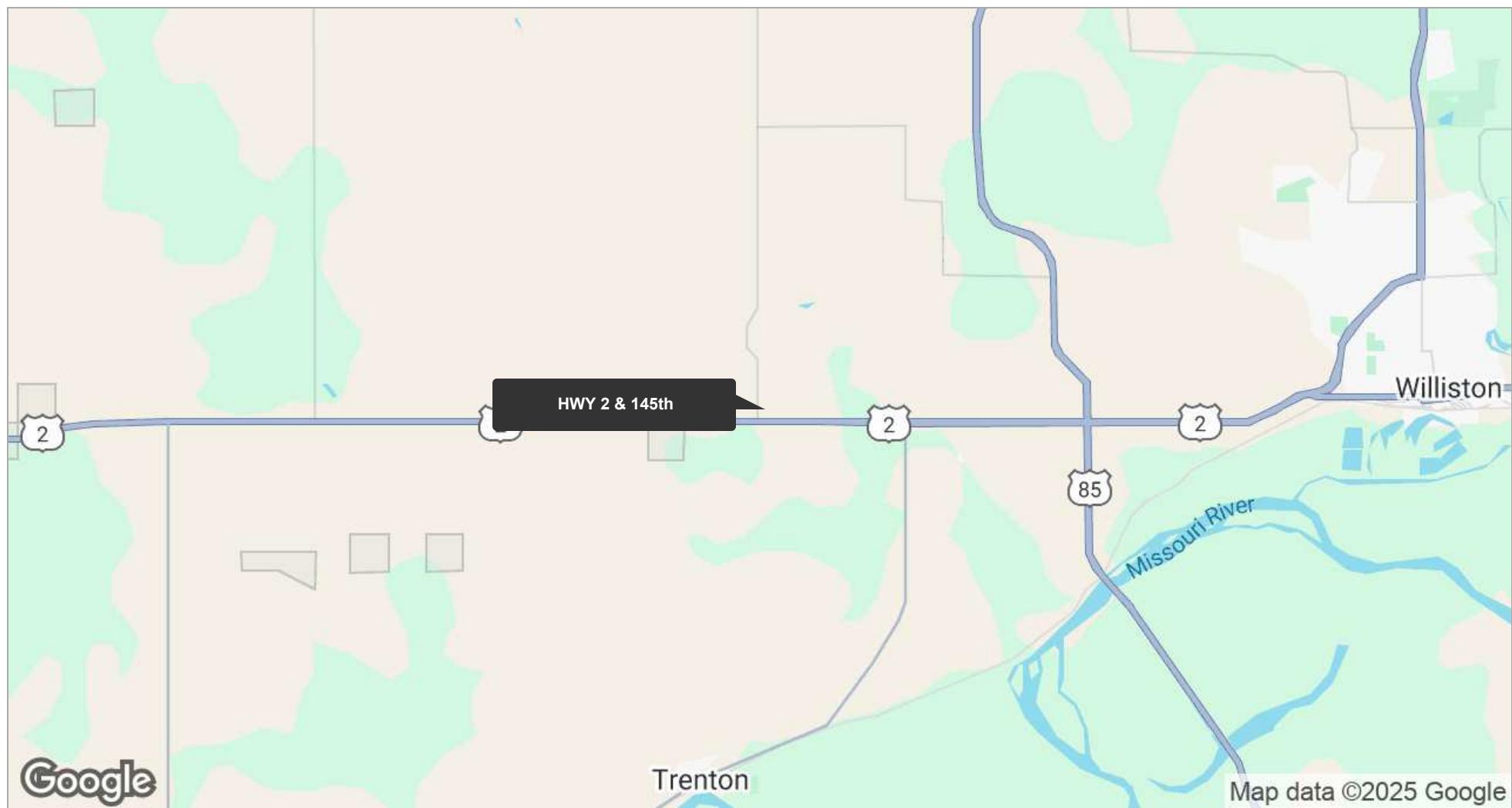
- Fully Stabilized 3.02 acres for lease
- Fenced with barbed wire
- Cement augured into the soil, then compacted with aggregate
- Paved road access
- Lockable large gate
- Water and power to site
- Over 250,000 in land improvements
- Ready to move onto today!
- Will consider short term leases

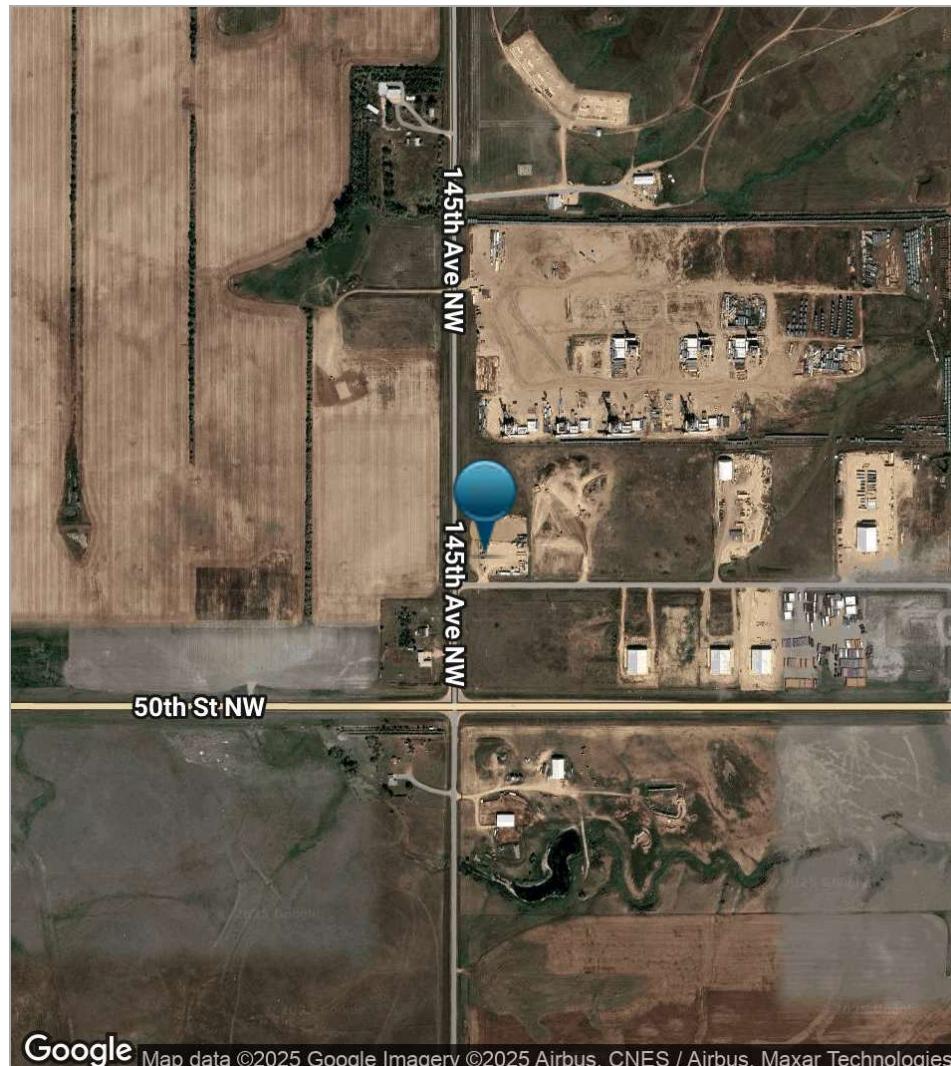


fenced & graveled storage yard for lease









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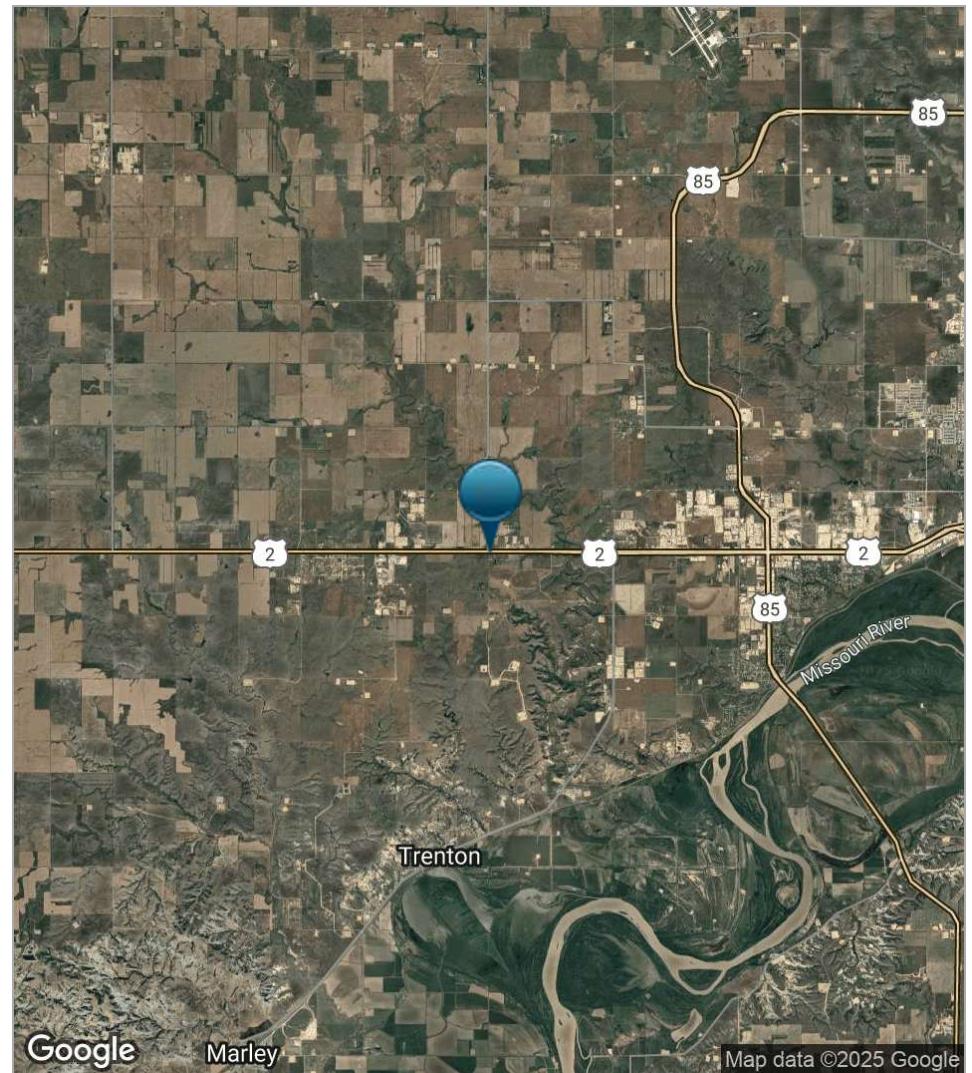
LOCATION MAP 20 Rancho Viejo Road Suite A PAGE 7

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Google

Marley

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fenced & graveled storage yard for lease

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**Lease Rate:** NEGOTIABLE **Total Space** 65,340 SF

**Lease Type:** NNN **Lease Term:** Negotiable

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)	TERM	COMMENTS
1.5 acres	Industrial	NEGOTIABLE	NNN	1.5 ACRES	Negotiable	

## JEFF LUNNEN

Managing Principal & Broker



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### Professional Background

Lunnen Real Estate Services, Inc.

Lunnen Real Estate Services is a multi-state commercial real estate brokerage and investment firm with more than 35 years of proven success. The firm specializes in the sales and leasing of industrial, office, retail, multifamily, self-storage, and land assets, delivering strategic solutions for property owners, investors, and tenants.

Jeff Lunnen, Managing Principal & Broker

With over 20 years of experience, Jeff Lunnen is recognized for his brokerage expertise in the analysis, marketing, and disposition of commercial properties. He has successfully completed more than \$1 Billion in sales and leasing transactions, including over \$600 million in the Bakken oil fields, representing private owners, institutional investors, and national banking institutions.

In addition to his brokerage practice, Jeff has significant experience in entitlement, development, and construction. His track record includes entitlement and developing five industrial parks and constructing more than 500,000 square feet of industrial space, while contributing to the development of over 13,000 acres and 2 million square feet of office, industrial, retail, and residential projects across North Dakota, California, Utah, and Colorado.

Licensed as a Real Estate Broker in both North Dakota and California, Jeff brings unmatched market knowledge and a unique combination of brokerage skill and development insight that provides added value to every client engagement.