

TIMES SQUARE WEST

5050 13TH AVE S, FARGO, ND 58103



FOR LEASE



CLASS A RETAIL SPACE FOR LEASE

Space Available: 3,530 - 5,314 SF

Base Rent: \$10.00 - \$14.00 PSF

CAM: \$6.75 PSF

Tenant Expenses: Heat/AC, Utilities, Janitorial

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Goldmark Commercial Real Estate

www.goldmarkcommercial.com

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5050 13TH AVE S, FARGO, ND 58103



SPACE AVAILABLE

Suite 4 - 3,530 SF
Suite 9 - 5,314 SF

BASE RENT

Suite 4 - \$1400 PSF
Suite 9 - \$10.00 PSF

CAM

\$6.75 PSF

TENANT EXPENSES

Heat/AC
Utilities
Janitorial

Neighbors

Bell Bank
Namaste/Aveda
Walmart
Menards

PROPERTY DESCRIPTION:

Excellent opportunity to lease prime retail/office space on 13th Avenue in Fargo, ND. This superior building and location can serve your current and long term needs with excellent 13th Ave visibility, accessibility, ample front-door parking, private mens/womens restrooms and high traffic counts.

Suite 4 - Large open showroom with kitchenette, private restrooms, back warehouse/stock area and double doors to outside.

Suite 9 - Open area with side office or meeting rooms, private restrooms, and back warehouse stock area with double doors to outside.

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. Interested parties should conduct their own independent investigations and rely only on those results.

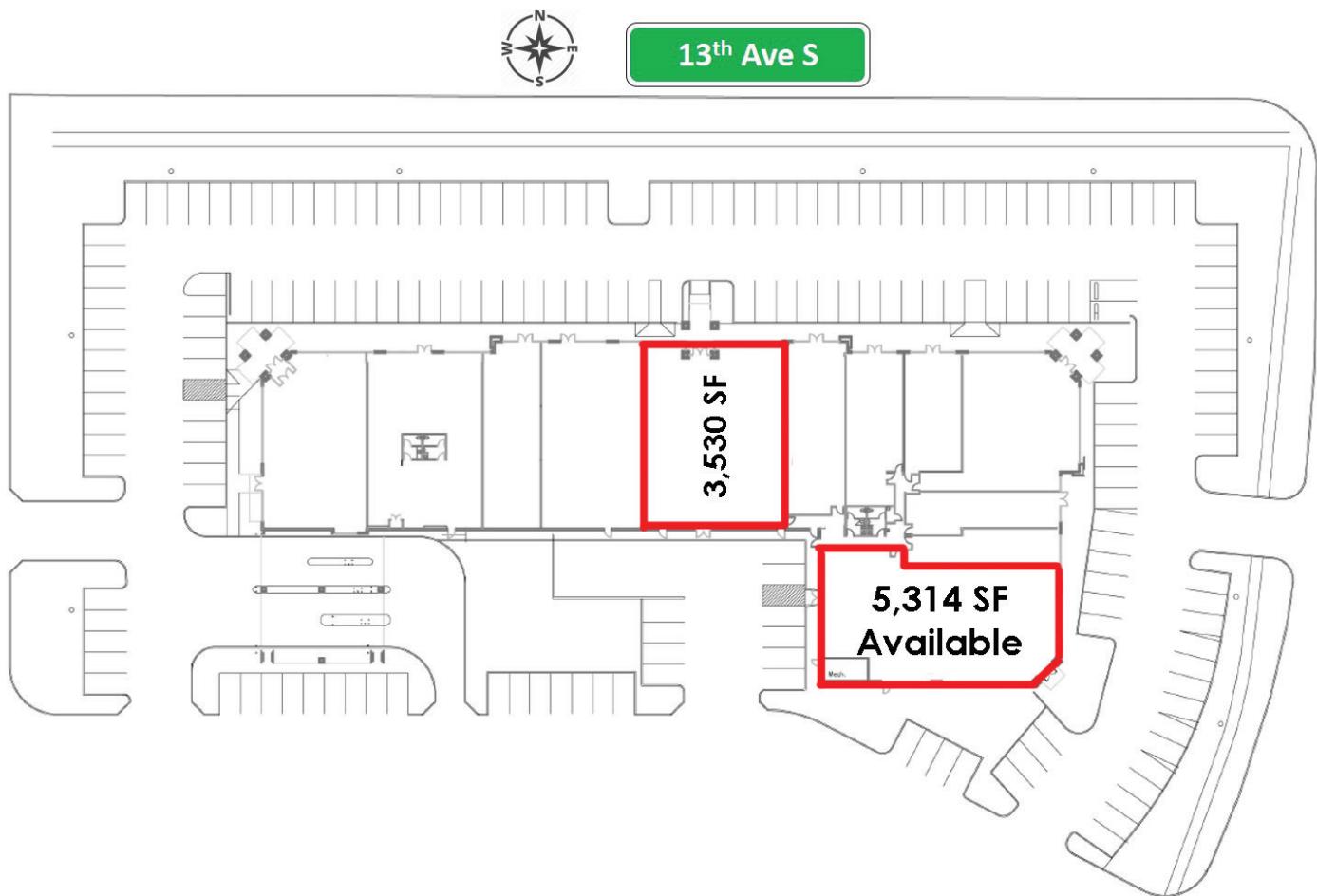


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 **GOLDMARK™**
COMMERCIAL REAL ESTATE INC

SITE PLAN

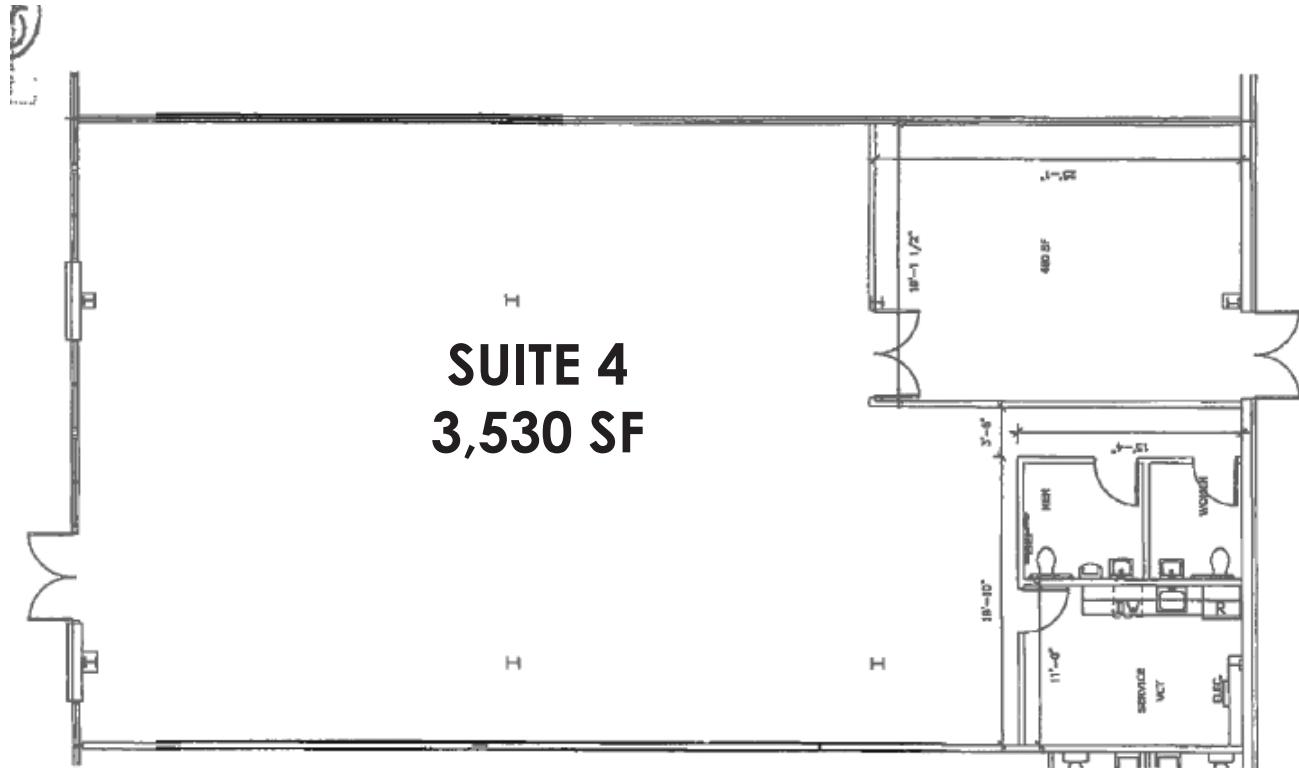


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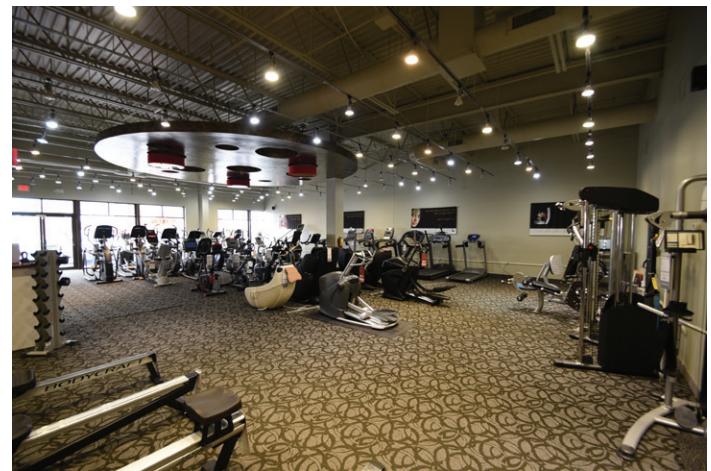
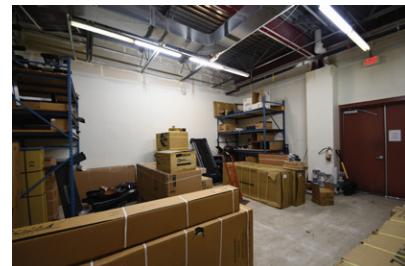
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 **GOLDMARK™**
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SUITE 4



**SUITE 4
3,530 SF**



TIMES SQUARE WEST

5050 13TH AVE S, FARGO, ND 58103



SUITE 9

