

OFFICE SPACE FOR LEASE

133 Main Avenue W, West Fargo, ND 58078
MLS #24-55 & 24-706



Property Description: Office space for lease in West Fargo with excellent visibility along Main Avenue. Gross Lease: All utilities included.

Available Space: Suite 1: 1,200 SF
Suite 206: 480 SF

Lease Rate: \$14.00 PSF

Lease Type: Gross Lease

- All utilities paid by Owner
- Tenant responsible for Phone/Internet



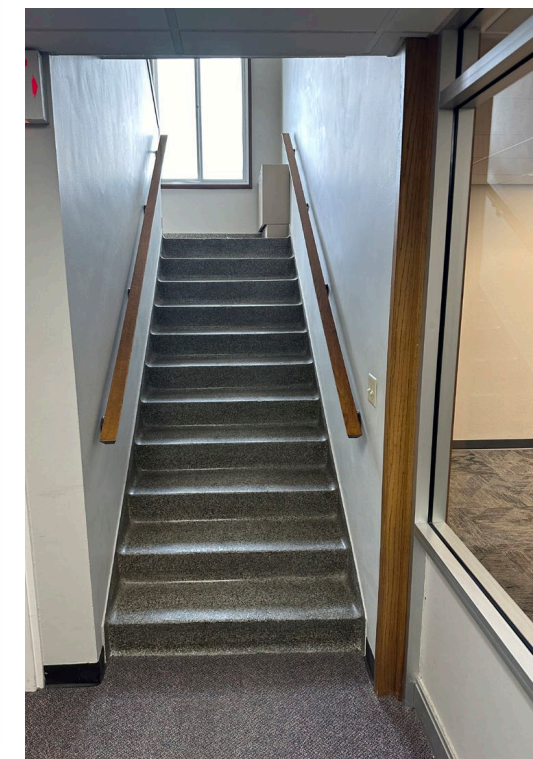
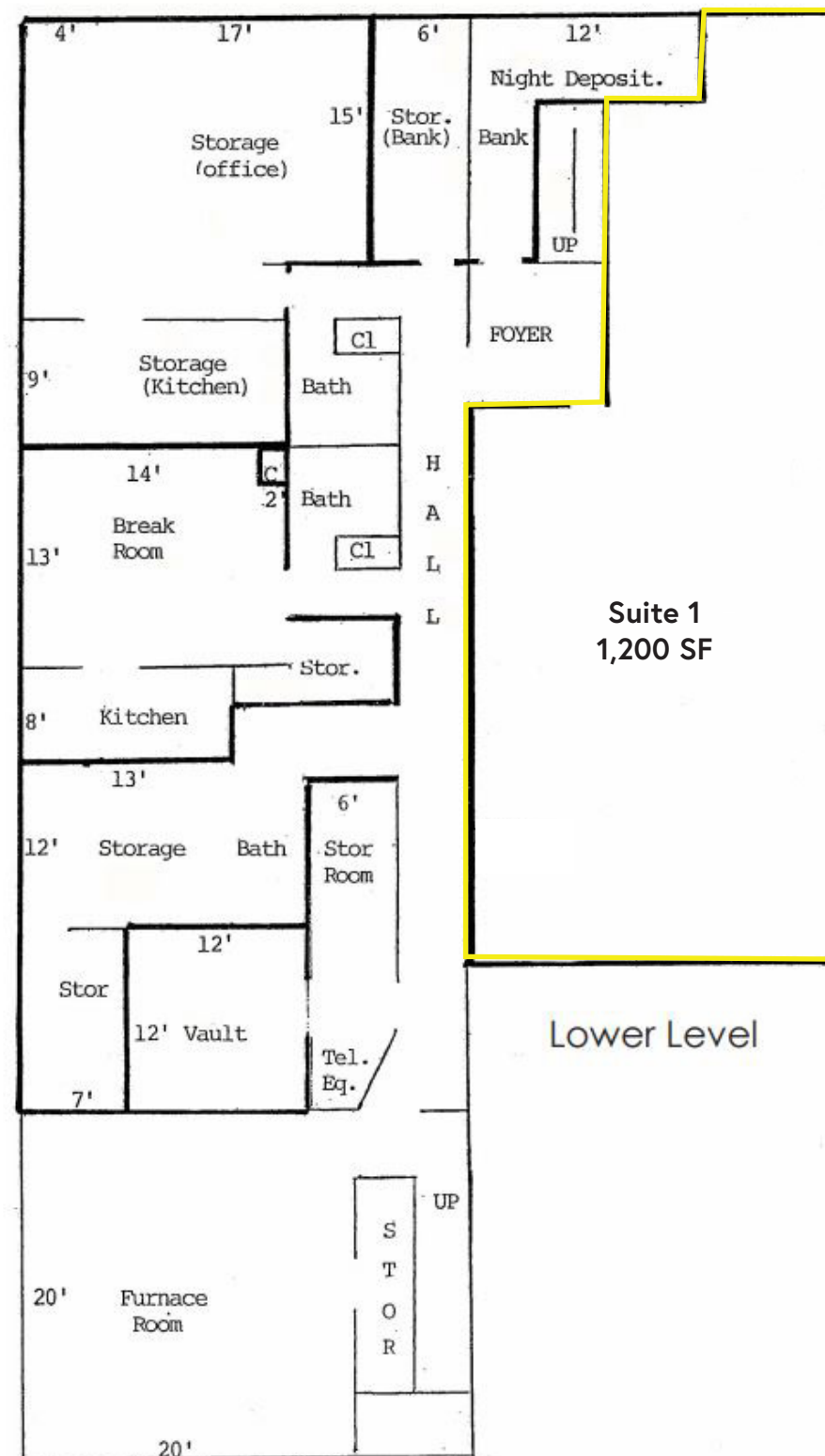
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LOWER LEVEL



FLOOR PLAN



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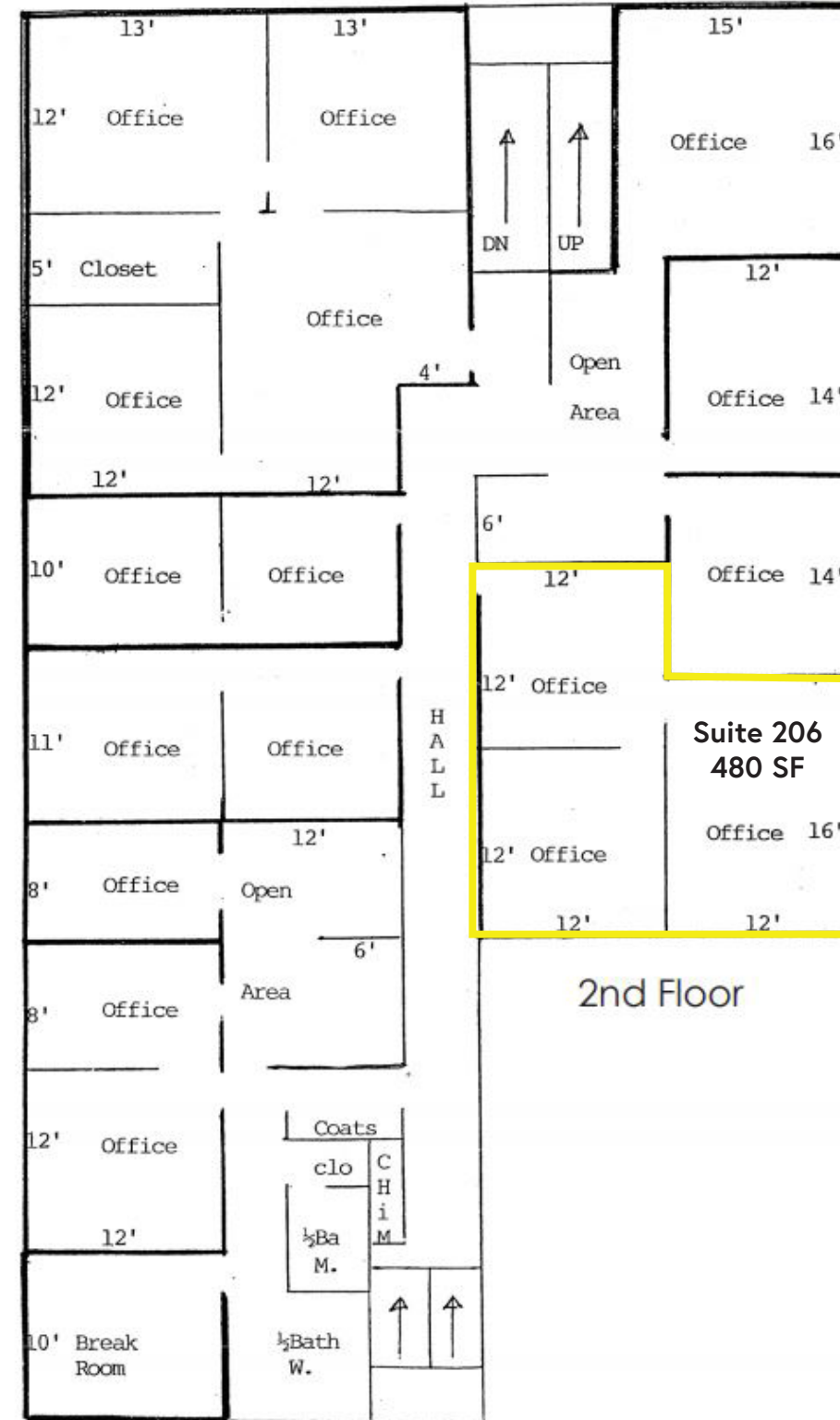
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SUITE 206



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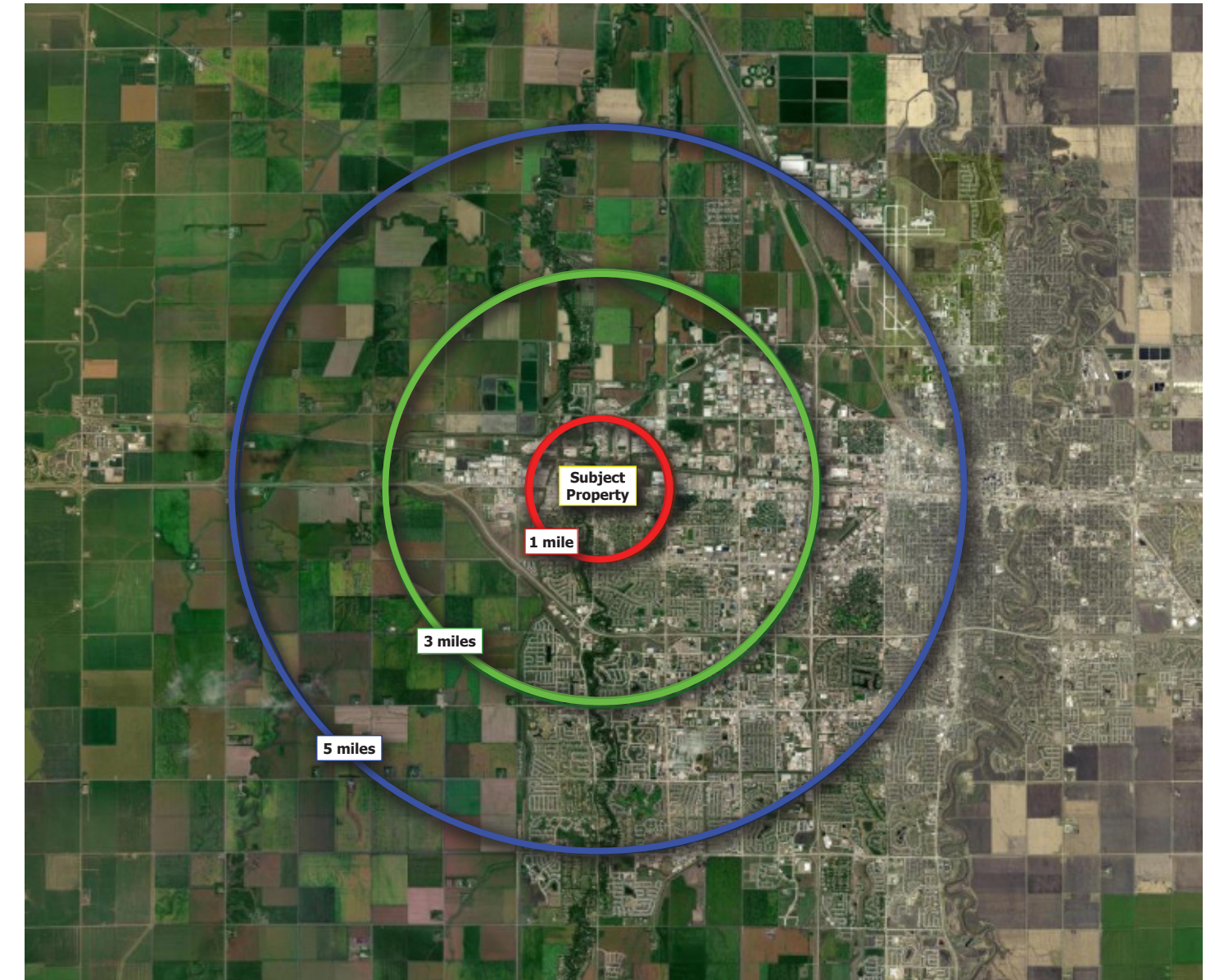
ABOUT THE AREA



DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
2020 TOTAL POPULATION	7,931	42,303	112,800
2019 TOTAL HOUSEHOLDS	3,591	18,778	48,830
2019 MEDIAN HOUSEHOLD INCOME	\$63,856	\$66,778	\$63,271
2019 MEDIAN AGE	37.8	33.9	32.8

INFORMATION GATHERED FROM ARCGIS BUSINESS ANALYST



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