

NORTH FARGO SHOP

4041 27TH ST N, #109, FARGO, ND 58102



FOR LEASE



INDUSTRIAL SHOP FOR LEASE

Space Available: 1,800 SF
Gross Rate: \$9.75 PSF (No CAM)

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NORTH FARGO SHOP

502 1ST AVE N, FARGO, ND 58102



SPACE AVAILABLE

1,800 SF

GROSS RENT (NO CAM)

\$9.75 PSF

TENANT EXPENSES

Heat/AC
Electric
Water/Sewer/Garbage
Janitorial
Phone/Internet

LANDLORD EXPENSES

Snow/Lawn
Taxes/Insurance/Specials
Building Maintenance

ZONING

Limited Industrial

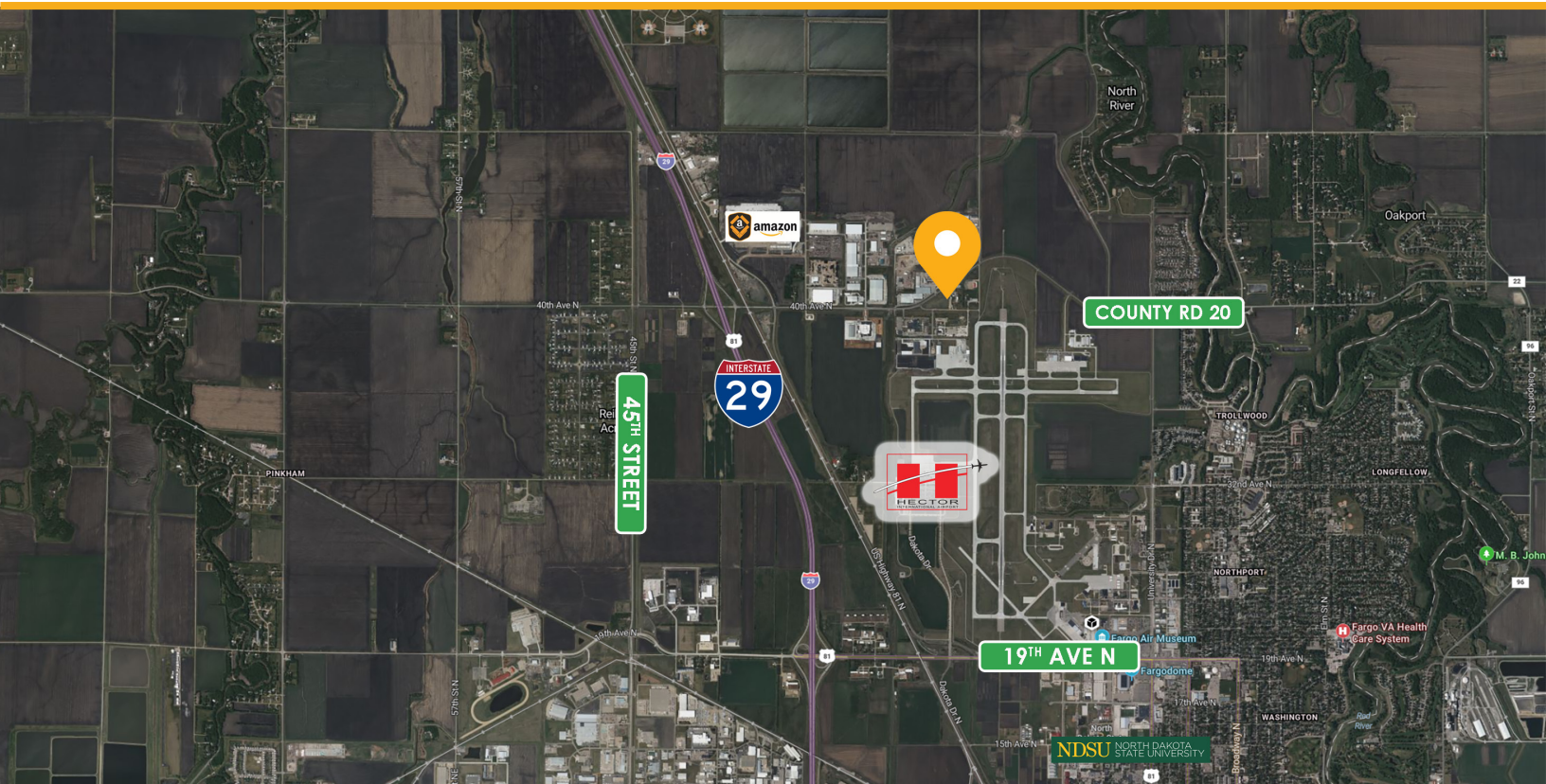
PROPERTY DESCRIPTION:

Fantastic opportunity in the rapidly developing North Fargo industrial area. Perfect for an existing or startup business or personal storage. Includes finished office space, bathroom with shower, 220v power, 16' x 12' garage door, 18' side wall clear height. 225 SF of mezzanine space can be added at Tenant's expense. Limited yard storage available for an additional cost.

NEIGHBORING BUSINESSES:

- *Hector International Airport*
- *Border States Paving*
- *Pro Landscapers*

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

