

HORACE LAB & OFFICE

9775 INDUSTRIAL DR, #401, HORACE, ND 58047


GOLDMARK[™]
COMMERCIAL REAL ESTATE INC

FOR SALE/LEASE



LAB & OFFICE SPACE FOR SALE OR LEASE IN HORACE

Asking Price: \$1,175,000

Gross Rent: \$25.00 PSF

Building Size: 5,861 SF

Aaron Hill | 701.893.2827

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Goldmark Commercial Real Estate

www.goldmarkcommercial.com

9775 INDUSTRIAL DR, #401, HORACE, ND 58047



\$1,175,000

\$25.00 PSF

Janitorial
Phone/Internet

5,861 SF

2022

5,287 SF (0.13 acres)

15-0950-00060-401

\$23,034.09

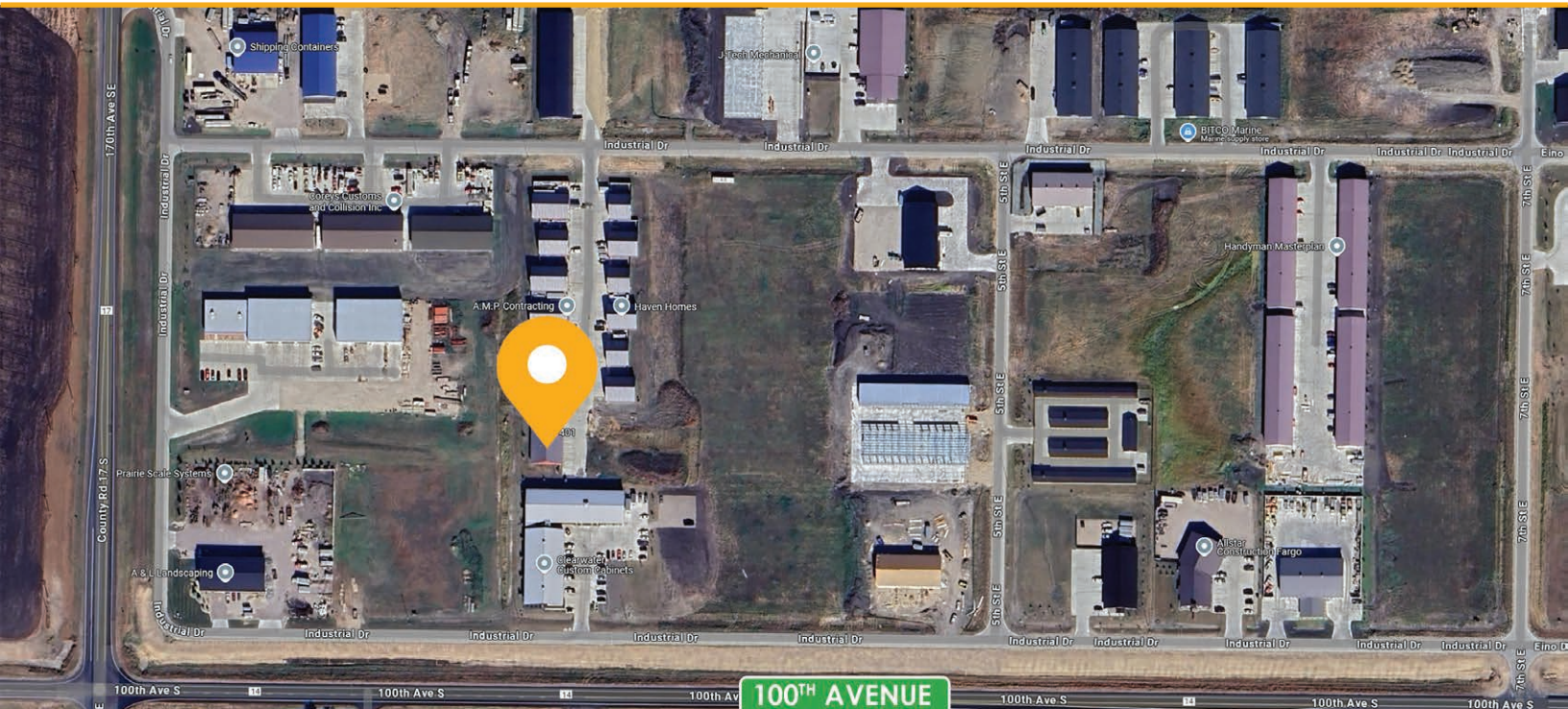
Light Industrial

Unique property, perfect for a medical, agricultural or tech company looking to startup or expand. Built in 2022, this property is in mint condition with many wonderful features, including 12 parking spaces. A fantastic opportunity in a discreet location.

- Large wet lab with ventilation hood, ceiling air hookups and drop down electrical
- Small open workspace
- Kitchen
- Locker-room
- Small wet lab with ceiling air hookups and drop down electrical
- Conference room
- 2 bathrooms

- 3 private offices
- 1 kitchen/breakroom (Could be converted into a private office)
- Open workspace
- 1 bathroom

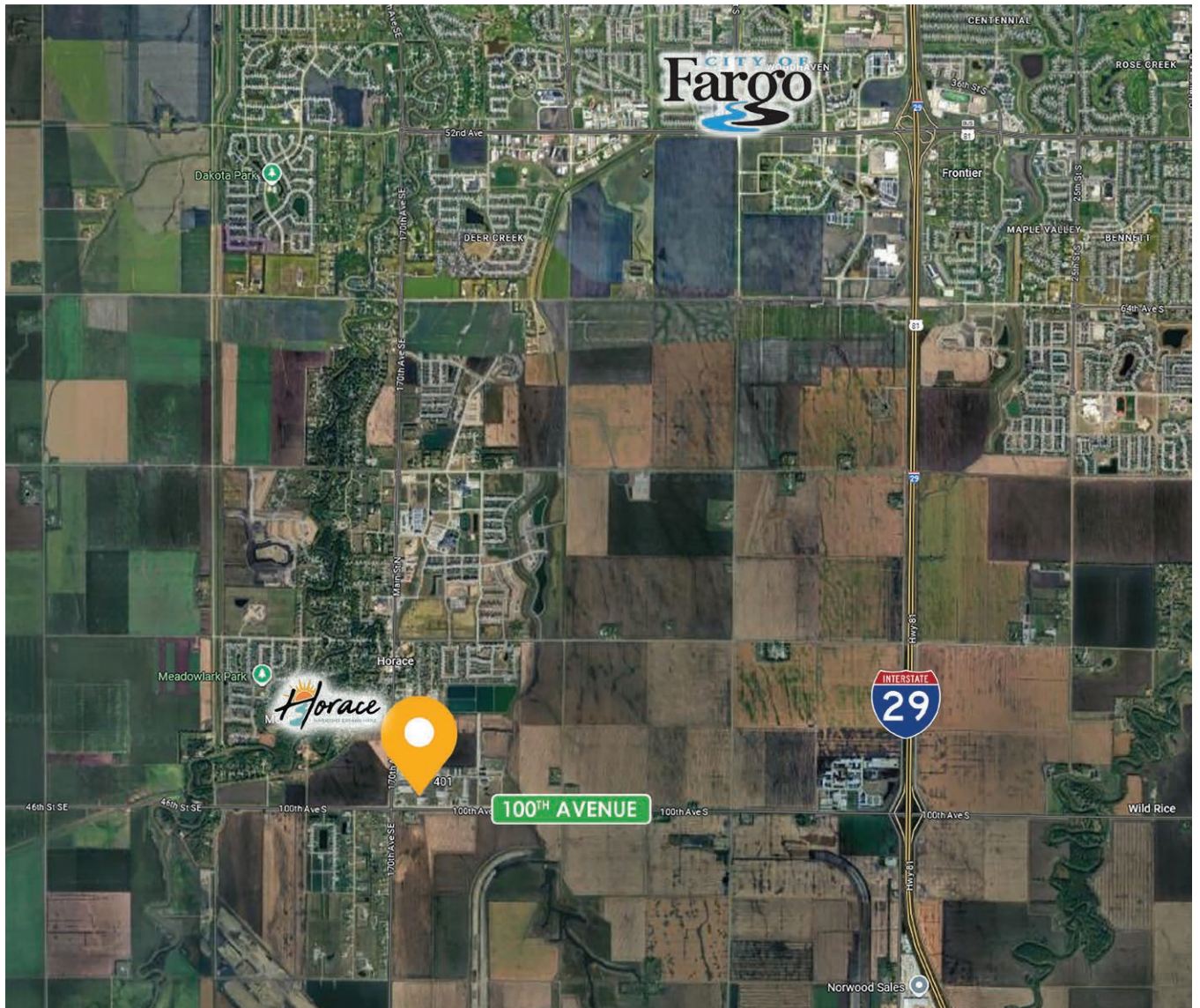
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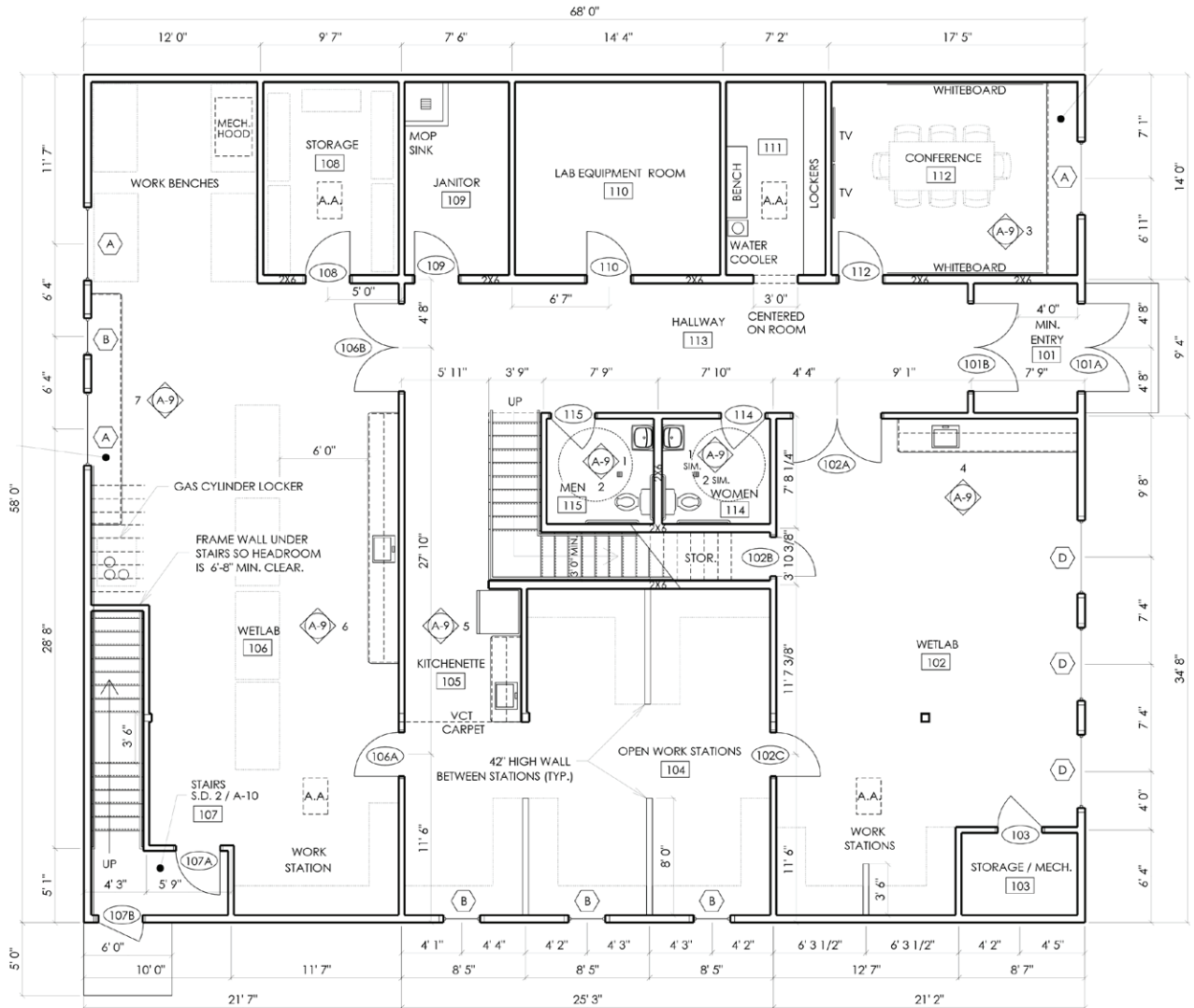


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FLOORPLANS



FIRST FLOOR PLAN

1/8" = 1'-0"

3,944 S.F.

FLOORPLANS



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INTERIOR PHOTOS

