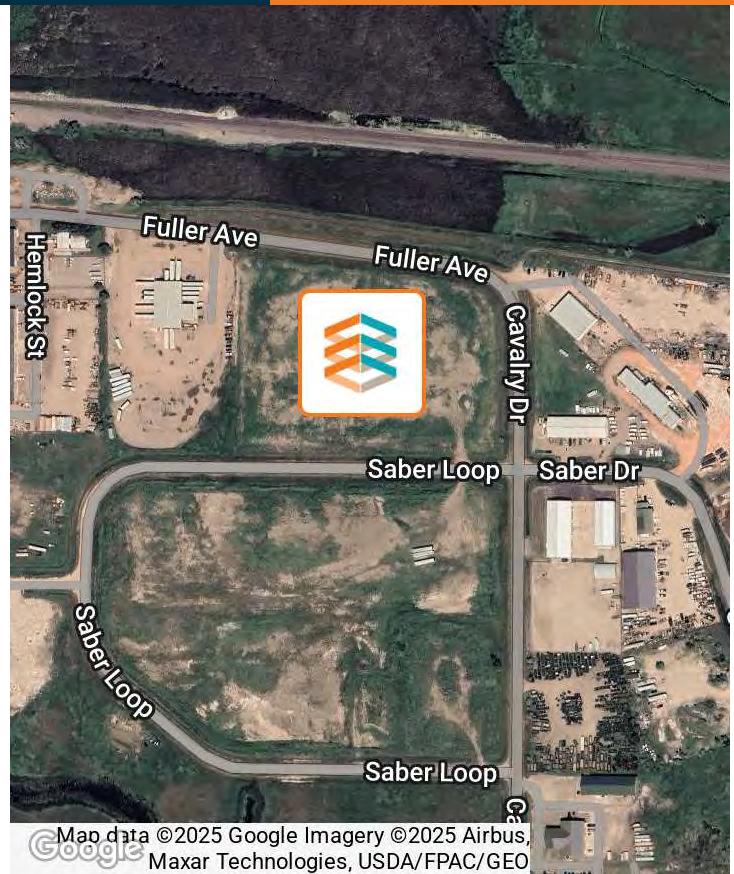


# LAND FOR SALE

APPLE CREEK INDUSTRIAL PARK | BISMARCK, ND





## PROPERTY OVERVIEW

Industrial lots with improved county roads. Great opportunity to purchase group of industrial lots. All lots preferably sold together.

## PROPERTY HIGHLIGHTS

- Purchase All Parcels for \$3.00 PSF
- All parcels zoned MA
- Multiple industrial tracts
- Vary in sizes
- Taxes vary
- See more details in Documents Tab
- Property may be within new FEMA guidelines for flood plain.  
Buyer responsible for further investigation.

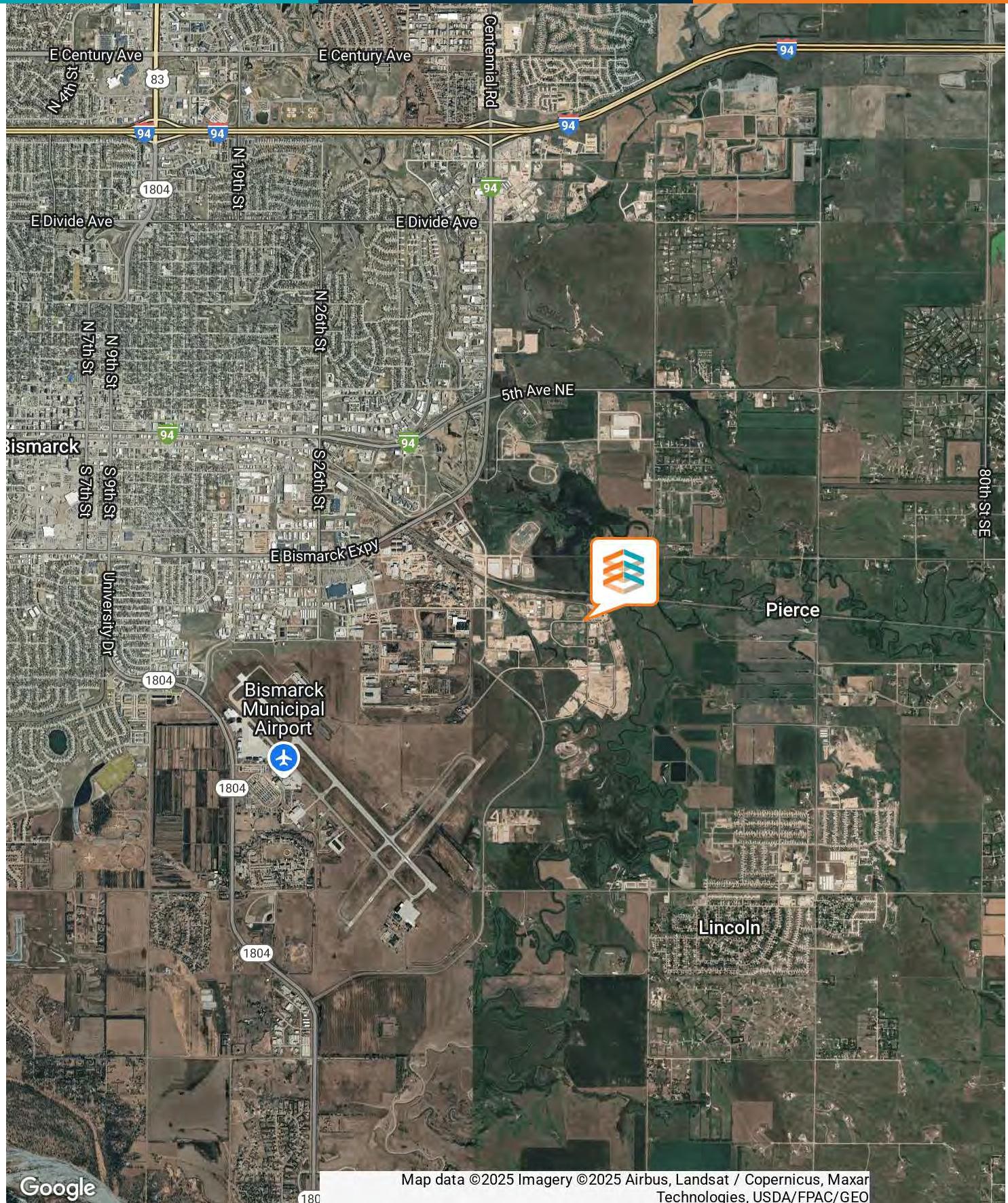
## OFFERING SUMMARY

Sale Price:	\$3.50 / SF
Lot Size:	372,089 SF
Zoning:	MA
Market:	Bismarck
Submarket:	Southeast

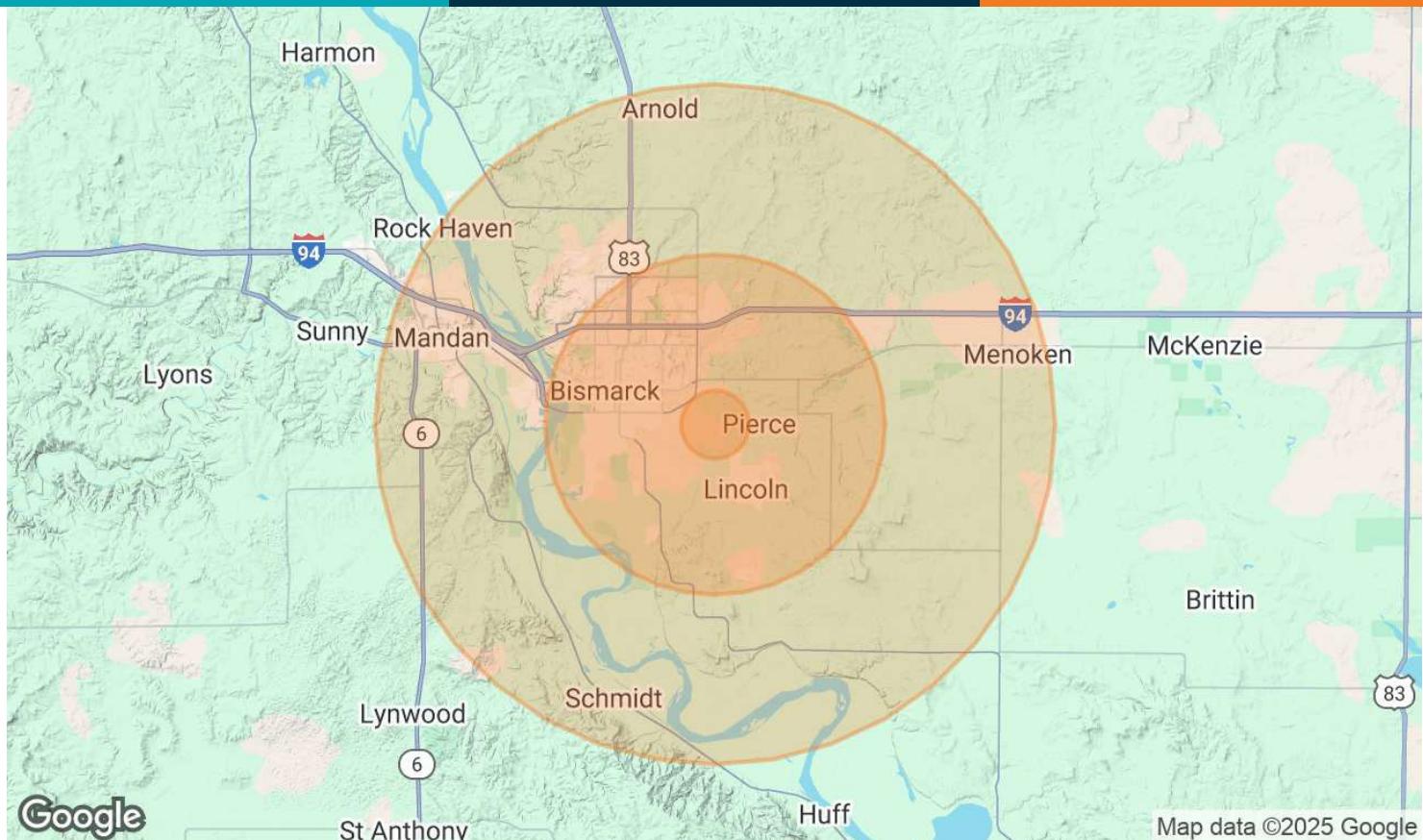


# OF LOTS 4 | TOTAL LOT SIZE 82,764 - 100,057 SF | TOTAL LOT PRICE \$3.5 - \$3.5 / SF | BEST USE -

STATUS	LOT #	ADDRESS	APN	SUB-TYPE	SIZE	PRICE	ZONING	DESCRIPTION
Available	4555	4555 Fuller Ave	38-138-80-11-01-020	Industrial	82,764 SF	\$3.50 / SF	MA	Taxes (2024): \$493.89 Specials: N/A
Available	1200	1200 Cavalry Dr.	38-138-80-11-01-030	Industrial	97,661 SF	\$3.50 / SF	MA	Taxes (2024): \$516.63 Specials: N/A
Available	1260	1260 Cavalry Dr	38-138-80-11-01-040	Industrial	100,057 SF	\$3.50 / SF	MA	Taxes (2024): \$518.45 Specials: N/A
Available	1340	1340 Saber Loop	38-138-80-11-01-050	Industrial	91,606 SF	\$3.50 / SF	MA	Taxes (2024): \$512.99 Specials: N/A



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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	399	50,898	106,753
Average Age	30.5	36.0	37.2
Average Age (Male)	31.0	34.4	35.5
Average Age (Female)	29.5	39.3	39.7
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	129	21,710	45,149
# of Persons per HH	3.1	2.3	2.4
Average HH Income	\$80,646	\$55,171	\$66,114
Average House Value	\$168,745	\$134,543	\$155,527

2020 American Community Survey (ACS)



BUILDING RELATIONSHIPS.  
BUILDING THE COMMUNITY.™



## KRISTYN STECKLER, COMMERCIAL REALTOR®

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