



SPACE AVAILABLE:

Lot Size: 15,000 SF
Building Size: 1,750 SF

PRICE:

\$550,000.00

HIGHLIGHTS:

- C-Store in Downtown Bismarck
- Great Downtown Location
- Blocks away from Sanford & CHI Hospitals
- Located across the street from Post Office & Federal Courthouse

** PUMPS, TANKS & CANOPY ARE NOT INCLUDED IN THE SALE



Mathew Reichert

Broker | Partner | CCIM

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Charles Reichert

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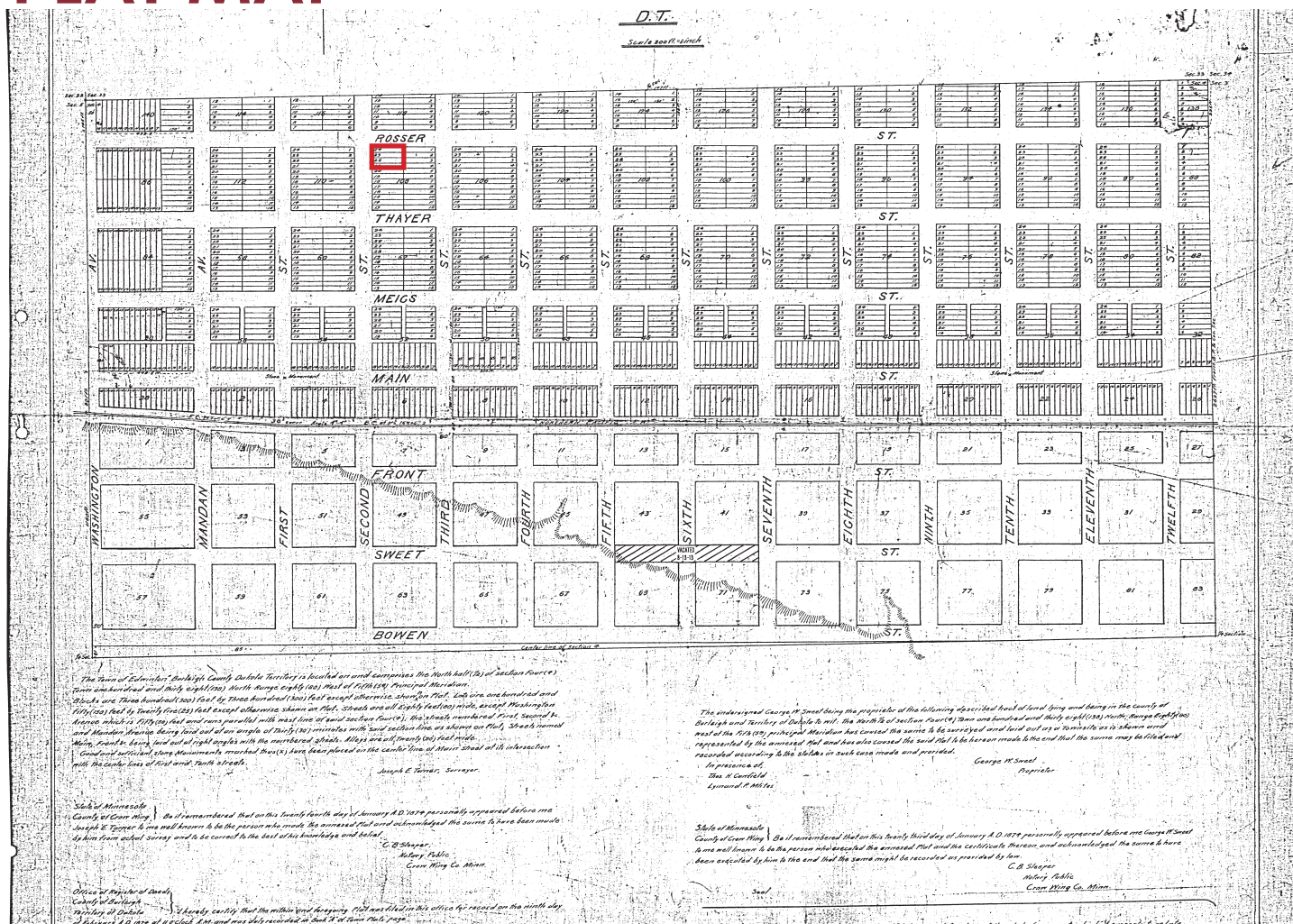
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PROPERTY DETAILS

PID #: 0001-108-020
LEGAL DESCRIPTION: ORIGINAL PLAT Block: 108 LOTS 21-24 BLOCK 2, LAMONT 1ST
LOT SIZE: 0.34 ACRES (15,000 SF)
BUILDING SIZE: 1,750 SF
YEAR BUILT: 1982
ZONING: DF - Downtown Fringe Zoning
2023 TAXES: \$8,050.54
SPECIAL ASSESSMENTS: \$1,229.79 Installment; \$7,378.74 Remaining Balance

PLAT MAP



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TRAFFIC COUNTS 2020



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LOCATION MAP



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