



**\* BUILDING OCCUPIED UNTIL SUMMER 2025**

## **SPACE AVAILABLE:**

Building | 4,514 SF

Lot | 1.07 Acres

## **PRICE:**

\$9.00 PSF NNN



## **Charles Reichert**

Partner | Commercial Realtor®

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## **HIGHLIGHTS:**

- Steel Framed and Insulated Shop
- In floor Heating System
- Wood Furnace
- (3) 14'H x 12'W Overhead Doors
- 200 Amps
- Restroom
- Well Water
- Ceiling Fans
- (2) Workbenches
- Floor Drain
- Fenced Yard Area
- Additional Work Yard
- Septic Field

**424 S 3rd Street, Suite 2 | Bismarck, ND | [WWW.ASPENGROUPPREALESTATE.COM](http://WWW.ASPENGROUPPREALESTATE.COM)**

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## PROPERTY PHOTOS

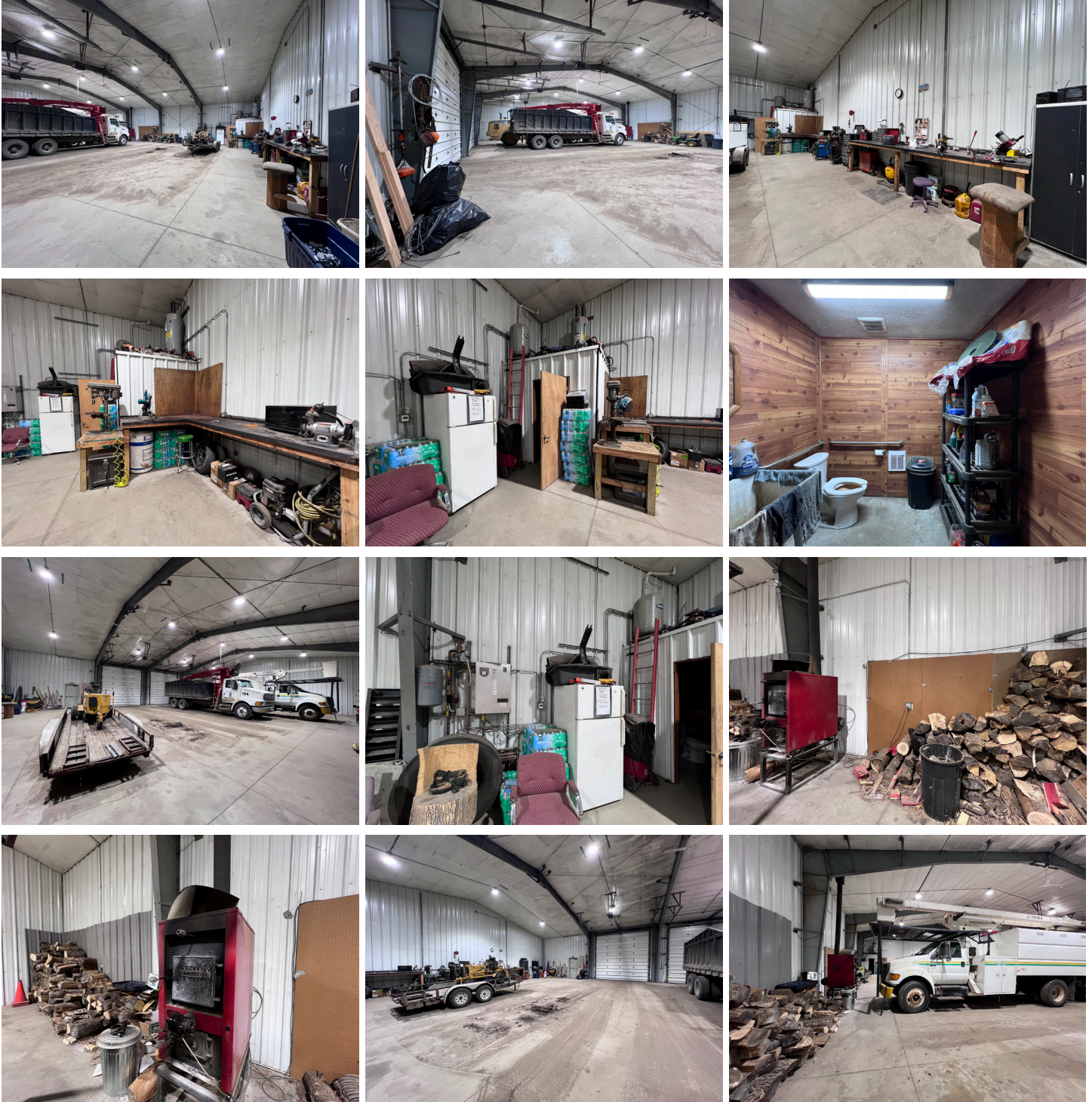


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# LOCATION MAP



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