



## SPACE AVAILABLE:

Suite 5 | 2,540 SF

## PRICE:

\$14.50 PSF - Full Service

## HIGHLIGHTS:

- 3 Year Minimum
- 10 Offices
- 1 Conference Room
- 1 Break Room
- 1 Reception Desk
- Common Area Restrooms
- 10 Parking Spaces for Rent (\$40/spot)
- Signage Available



## Scott Ritter

Broker Associate | Partner  
Commercial Realtor®

**701.223.2450**

[scott@aspengroupprealestate.com](mailto:scott@aspengroupprealestate.com)



## Charles Reichert

Commercial Realtor®

**701.223.2450**

[charles@aspengroupprealestate.com](mailto:charles@aspengroupprealestate.com)

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

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. All references to age, square footage, income and expenses are approximate. Buyers or lessors should conduct their own independent investigations and rely on those results.



**FOR LEASE**  
**PROFESSIONAL OFFICE SPACE**  
**301 E MAIN AVENUE | BISMARCK, ND**

# FLOOR PLAN

COMING SOON!

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

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. All references to age, square footage, income and expenses are approximate. Buyers or lessors should conduct their own independent investigations and rely on those results.

# PROPERTY PHOTOS



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

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. All references to age, square footage, income and expenses are approximate. Buyers or lessors should conduct their own independent investigations and rely on those results.

# DOWNTOWN PARKING HOURLY & MONTHLY RATES



## THIRD & MAIN RAMP

### Monthly Rent Rate:

- Level 2 Reserved - \$75.00
- Covered Parking - \$64.00
- Roof-Top Parking - \$40.00

**Nights: 4 pm to 4 am - \$26.00**

**Hourly: \$1.50/hour or \$8/day**

## SIXTH & THAYER RAMP

### Monthly Rent Rate:

- Covered Parking - \$64.00
- Roof-top Parking - \$40.00

**Hourly: \$1.50/hour or \$8/day**



## PARKADE: 6TH & BROADWAY

### Monthly Rent Rate:

- Covered Parking - \$64.00
- Roof-Top Parking - \$40.00

**Nights: 4 pm to 4 am - \$26.00**

**Hourly: \$1.50/hour or \$8/day**



## GALLERIA: 7TH & BROADWAY

Monthly Rent Rate: \$64.00

Hourly: \$1.50/hour or \$8/day



# LOCATION MAP



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

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. All references to age, square footage, income and expenses are approximate. Buyers or lessors should conduct their own independent investigations and rely on those results.