

Commercial Flex Space

1911 E Bismarck Expressway

Bismarck, ND



Kyle Holwagner, CCIM, SIOR

701.400.5373

Kyle@DanielCompanies.com

Kristyn Steckler, Market Coordinator

701.527.0138

Kristyn@DanielCompanies.com

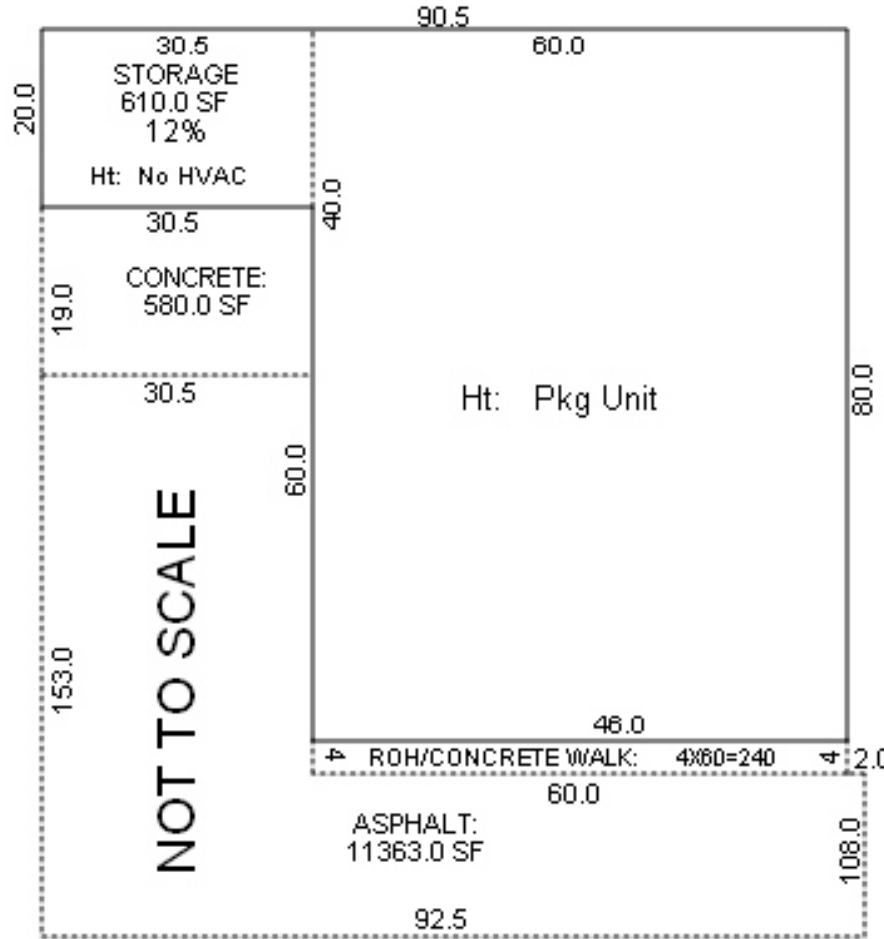
DanielCompanies.com

Potential Uses:

- Retail
- Office
- Medical
- Restaurant
- Training / Education

Area Businesses

- Walmart / Sam's Club
- Taco Bell
- Dairy Queen
- Arby's
- Torgerson Auto Center
- Abra Auto Body
- US Post Office
- MAC's Hardware
- Family Dollar
- Slumberland Furniture
- Carpet Garage
- Shank's Golf
- Sherwin Williams
- Valley Sports & Marine
- Fireside Office Products
- Cashwise
- Office Depot
- Big Lots
- Easy Access to:
 - Bismarck Airport
 - University of Mary
 - United Tribes Technical College



Lease: \$10.00 psf NNN

- 5,410 sf
- 5 Year Minimum Term
- Average Utilities: \$629 / mo. (Electric, Gas, and Water)
- Estimated NNN: \$1.06 psf plus snow removal
- Features:
 - High Traffic
 - Great Visibility
 - High ceilings
 - Ample front door parking
 - Large façade with great signage opportunity

CAM Fees Include:

- Garbage
- Heat
- Lights
- Water
- Snow Removal
- Lawn Care
- Property Taxes



Kyle Holwagner, CCIM, SIOR
701.400.5373
Kyle@DanielCompanies.com

Kristyn Steckler, Market Coordinator
701.527.0138
Kristyn@DanielCompanies.com

Area Map



Kyle Holwagner, CCIM, SIOR

701.400.5373

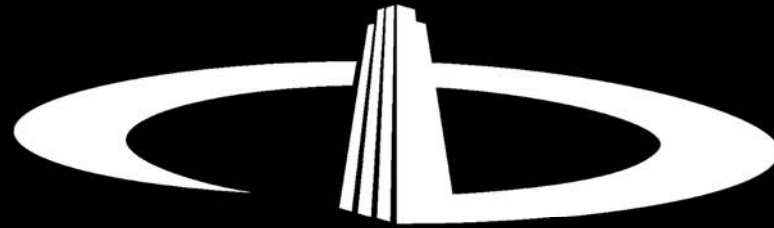
Kyle@DanielCompanies.com

Kristyn Steckler, Market Coordinator

701.527.0138

Kristyn@DanielCompanies.com

DanielCompanies.com



DANIEL COMPANIES

The Leader in Commercial Real Estate

Serving commercial real estate clients with unmatched market knowledge, experience, and a well-deserved reputation for integrity. They know the Bismarck-Mandan commercial real estate market better than anyone. This powerful team delivers powerful results.



Bill Daniel, CCIM, Broker
701.220.2455
Bill@DanielCompanies.com



Kyle Holwagner, CCIM, SIOR
701.400.5373
Kyle@DanielCompanies.com



Taylor Daniel, Commercial REALTOR®
701.391.4262
Taylor@DanielCompanies.com

701.223.8488
304 E ROSSER AVE #200
BISMARCK, ND 58501



ICSC CCIM SIOR
INDIVIDUAL MEMBERS

RETAIL • INVESTMENTS • OFFICE • INDUSTRIAL • SITE SELECTION • LEASING • BUILD TO SUIT • BROKERAGE