

Multi Building Investment Property

4329 Centurion Dr. - Bismarck, ND

\$1,725,000 / 2.15 Acres



Kyle Holwagner, CCIM, SIOR

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Executive Summary for Sale

Parcel ID:	38-138-80-64-01-050
Address:	4329 Centurion Dr. - Bismarck, ND
Legal Description:	METRO IND PK REPLAT Block 01 LOT 5 LESS HWY R/W & L1 BLK1 METRO IND PARK 2ND REPLAT AKA 4329 CENTURION DR. (1.07 AC) 575947 582300 616044
Asking Price:	\$1,725,000
Lot Size:	93,654 (2.15 Acres)
Approx. Building Area:	(1) 8,400 SF (2) 7,200 SF (3) 1,500 SF = 17,100 SF
Year Built:	1950's - moved to new site, new foundation in 2002
Zoning:	MA - Light Industrial
Taxes 2018:	\$4,305.68
Specials:	
Balance -	\$21,141.65
Installment -	\$2,114.17

Broker does not guarantee the information describing this property. Interested parties are advised to independently verify the information through personal inspectors or with appropriate professionals.

All Property visits must be approved by listing broker.

Absolutely no contact with tenants, management, ownership or governmental agency without approval from listing brokers.

DO NOT CONTACT MANAGER OR DISTURB OCCUPANTS

Please contact listing broker before any visit to the site.

Thank you

Sale: \$1,725,000

Financials and rent roll are available upon request to qualified buyer.

- Remodeled in 2002 and 2003
- 10 individual units
- Rural Water
- Septic Tank
- Propane Heat
- Separate metered per unit
- Unit size range 456 sf - 4,800 sf
- Good rental history
- Contact listing agent for buyers packet



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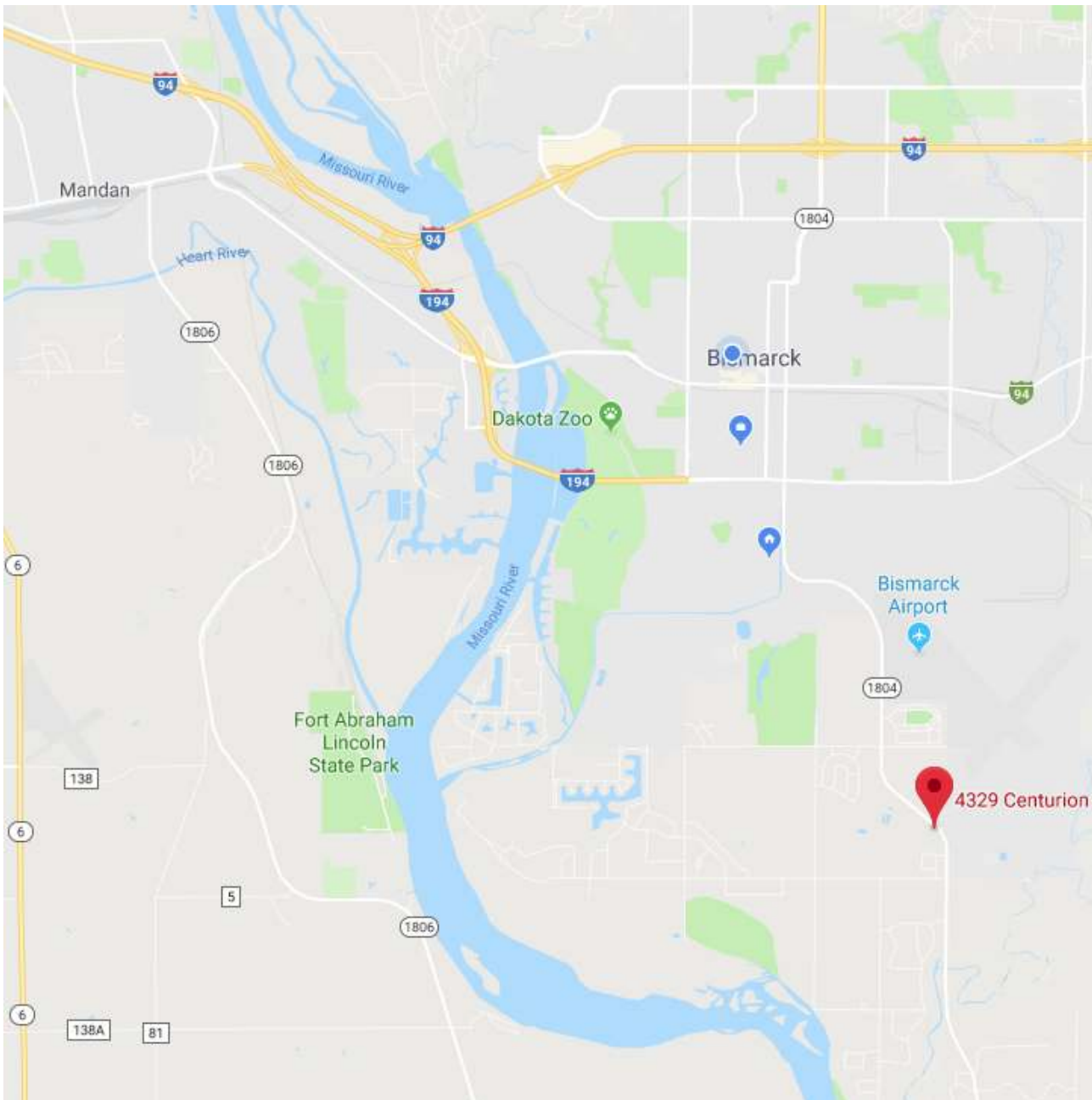
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Serving commercial real estate clients with unmatched market knowledge, experience and a well-deserved reputation for integrity. They know the Bismarck-Mandan commercial real estate market better than anyone.

Powerful Team. Powerful Process. Powerful Results.