

Large CG Parcel / Commercial Building

1140 S 12th Street - Bismarck, ND

\$598,000 / 3,260 sf - 1.72 Acres



Bill Daniel, CCIM, Broker

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Executive Summary for Sale

Parcel ID:	0115-009-020
Address:	1140 S 12th Street - Bismarck, ND 58504
Legal Description:	CITY LANDS 138-80 Block: 9 N260' of E360' of SE1/4 NE1/4 NE1/4 LESS 40' on E SIDE & LESS S26.25' (A/K/A LOT A)
Property Name:	McCabe
Lot Size:	74,800 sf / 1.72 Acres
Building Size:	3,260 sf
Year Built:	1960
Zoning:	CG
Taxes 2017:	None
Pending Specials:	Storm Sewer Specials Pending
Current Balance:	\$202.92

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.

\$598,000

- 1.72 Acre CG Lot with building
- Large Parking Areas & Fenced Playground
- Close to Cashwise Foods, Dollar Tree, Big Lots, Office Depot, RAC, Little Caesars, Pizza Hut, Taco Del Mar, Jack's Steakhouse, and Daltile
- Includes Security System, Playground Equipment, Kitchen Appliances, and Storage Shed

Potential Uses:

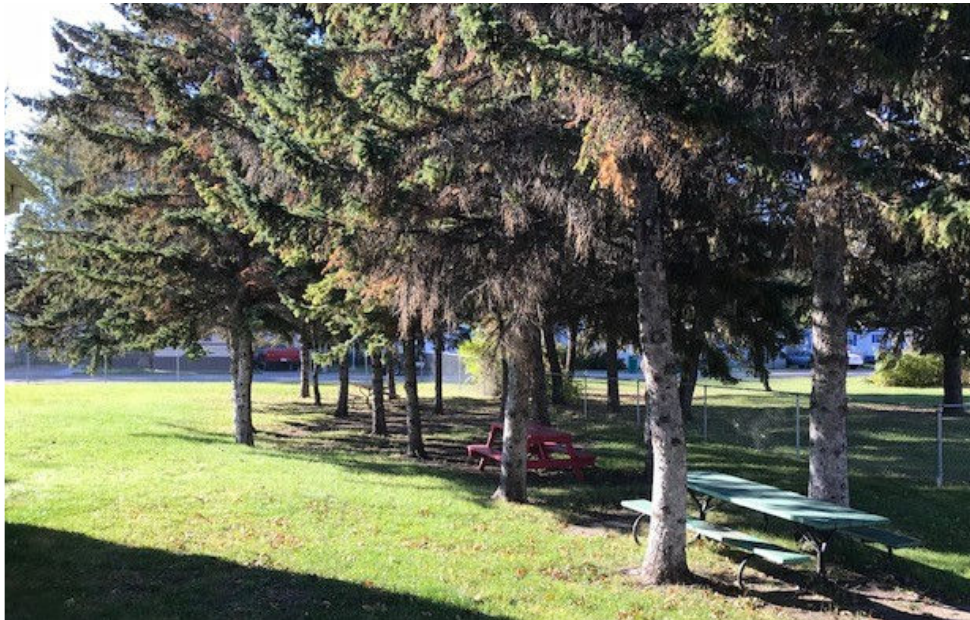
- Retail
- Food / Restaurant
- Auto / Truck Sales Lot
- Daycare Children / Adult
- Fitness Center
- Building Product Sales
- Sports Facility
- Medical Clinic
- Educational
- Multi-Use Non-Profit
- Church
- Tear Down & Construct



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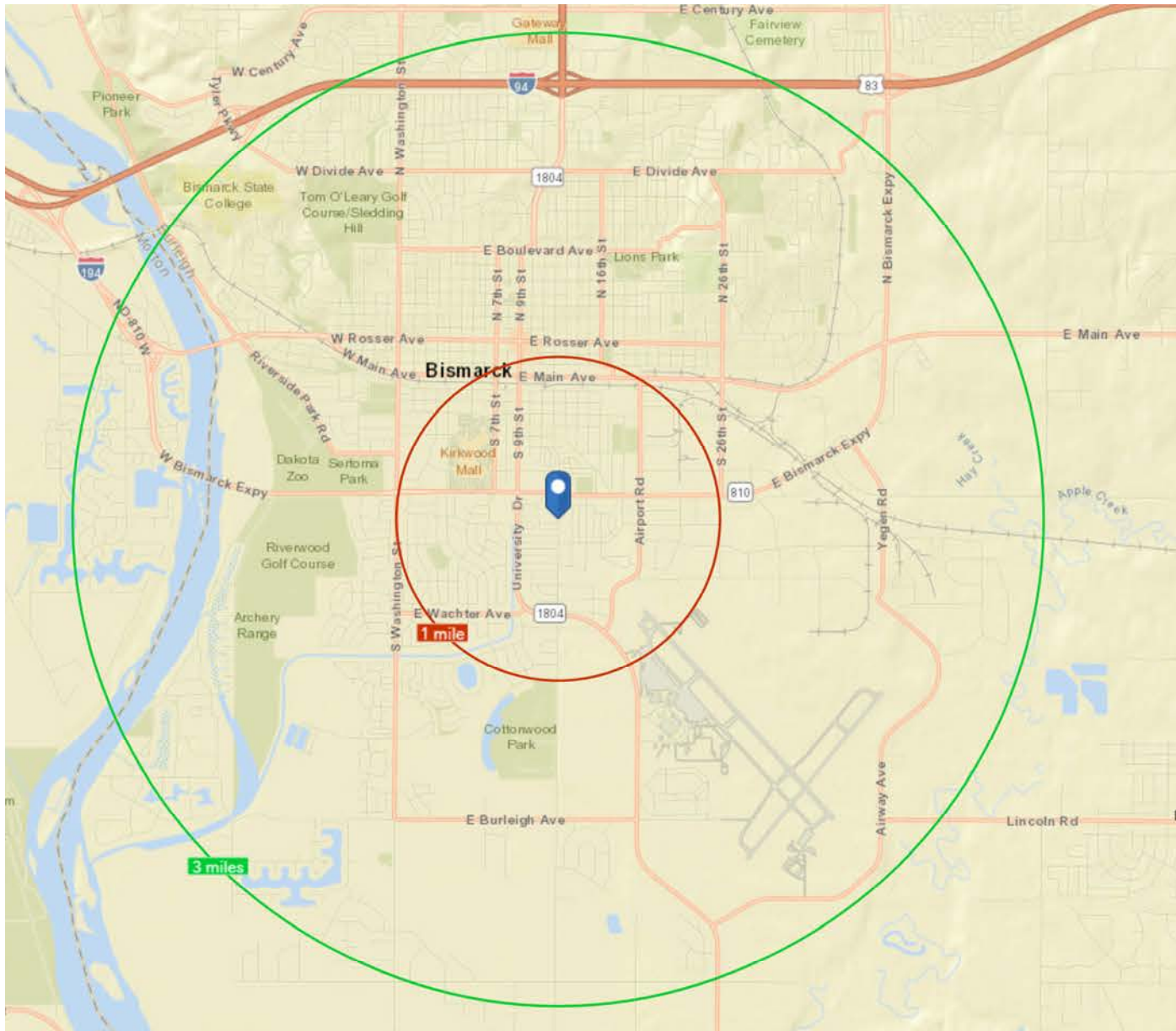


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1 and 3 Mile Demographics



1 Mile Demographics

9,456

Population

38.3

Median Age



Average Household Size

\$51,221

Median Household Income

INCOME



\$51,221

Median Household Income



\$30,851

Per Capita Income



\$77,740

Median Net Worth

3 Mile Demographics

53,882

Population

39.1

Median Age



Average Household Size

\$54,122

Median Household Income

INCOME



\$54,122

Median Household Income



\$33,097

Per Capita Income



\$77,925

Median Net Worth



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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.