

CVS Outparcel Development

2,000 sf

AVAILABLE

LEASED

Calgary Ave.



Taylor Daniel | Vice President
Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
CCIM, Broker
Bill@DanielCompanies.com

DanielCompanies.com

Executive Summary for Lease

Address:	3530 N 14th Street - Bismarck, ND
Date Available:	Available Now
Lease Term:	5 Year Minimum
Lease Rate:	\$23.00 psf/\$4,834 mo
Approximate SF:	2,000 sf *will not subdivide
Parking:	On-Site
Tenant Responsibilities:	Base Rent, CAM + Utilities
Landlord Responsibilities:	Building Structure and Roof
Estimated CAM:	\$6.00 psf Fixed CAM

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.

Executive Summary for Lease

Address:	3500 N 14th Street - Bismarck, ND
Date Available:	Available Now
Lease Term:	5 Year Minimum
Lease Rate:	\$23.00 psf/\$4,834 mo
Approximate SF:	2,000 sf *will not subdivide
Parking:	On-Site
Tenant Responsibilities:	Base Rent, CAM + Utilities
Landlord Responsibilities:	Building Structure and Roof
Estimated CAM:	\$6.00 psf Fixed CAM

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.

LEASED



Taylor Daniel | Vice President
 Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
 CCIM, Broker
Bill@DanielCompanies.com






DanielCompanies.com



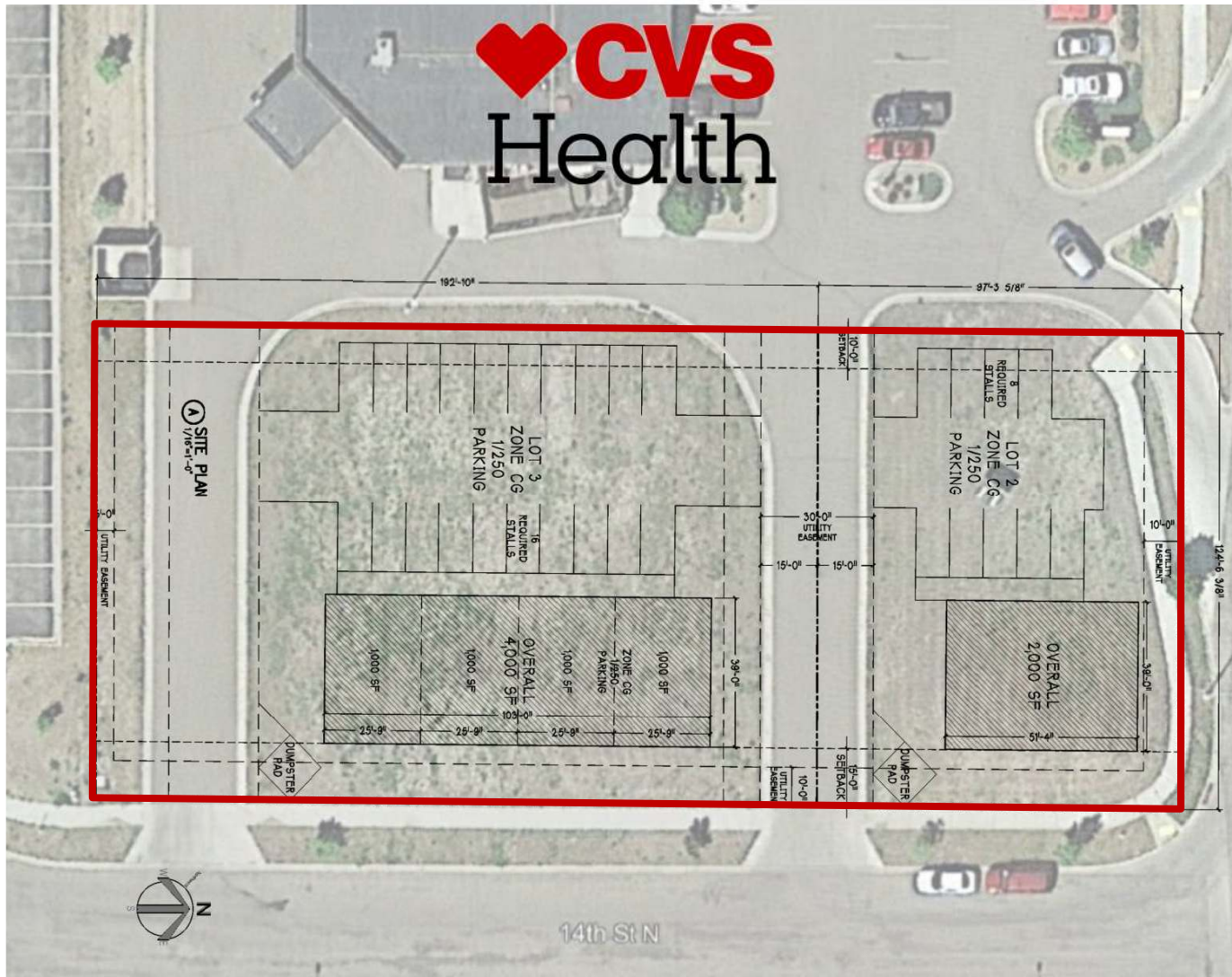
VEHICLES PER DAY

28,050



	1 MILES	3 MILES	5 MILES
 2019 POPULATION	8,626	56,475	83,400
 DAYTIME POPULATION	12,410	66,283	95,746
 BUSINESSES	576	3,123	4,755
 EMPLOYEES	9,535	48,607	67,922
 HOUSEHOLD INCOME	\$68,948	\$78,861	\$79,385

Site Plan



Lease Highlights:

- ◆ \$23 psf + \$6 CAM
 - ◆ 2,000 sf available
 - ◆ Space can not be subdivided
 - ◆ “Vanilla Shell” delivery (ask for details)
 - ◆ 5 Year Minimum Term
 - ◆ On same corner lot as CVS Pharmacy
 - ◆ On Bismarck’s highest density retail, food, and service thoroughfare
 - ◆ Over 28,000 VPD through the intersection of State St. & Calgary Ave.
 - ◆ Great Signage Opportunity
- * All pictures taken June 1, 2019*



Lease Highlights:

- ◆ \$23 psf + \$6 CAM
 - ◆ 2,000 sf available
 - ◆ Space can not be subdivided
 - ◆ “Vanilla Shell” delivery (ask for details)
 - ◆ 5 Year Minimum Term
 - ◆ On same corner lot as CVS Pharmacy
 - ◆ On Bismarck’s highest density retail, food, and service thoroughfare
 - ◆ Over 28,000 VPD through the intersection of State St. & Calgary Ave.
 - ◆ Great Signage Opportunity
- * All pictures taken June 1, 2019*



83

State St. 28,050 VPD

SITE

Century Ave.

Century Ave.

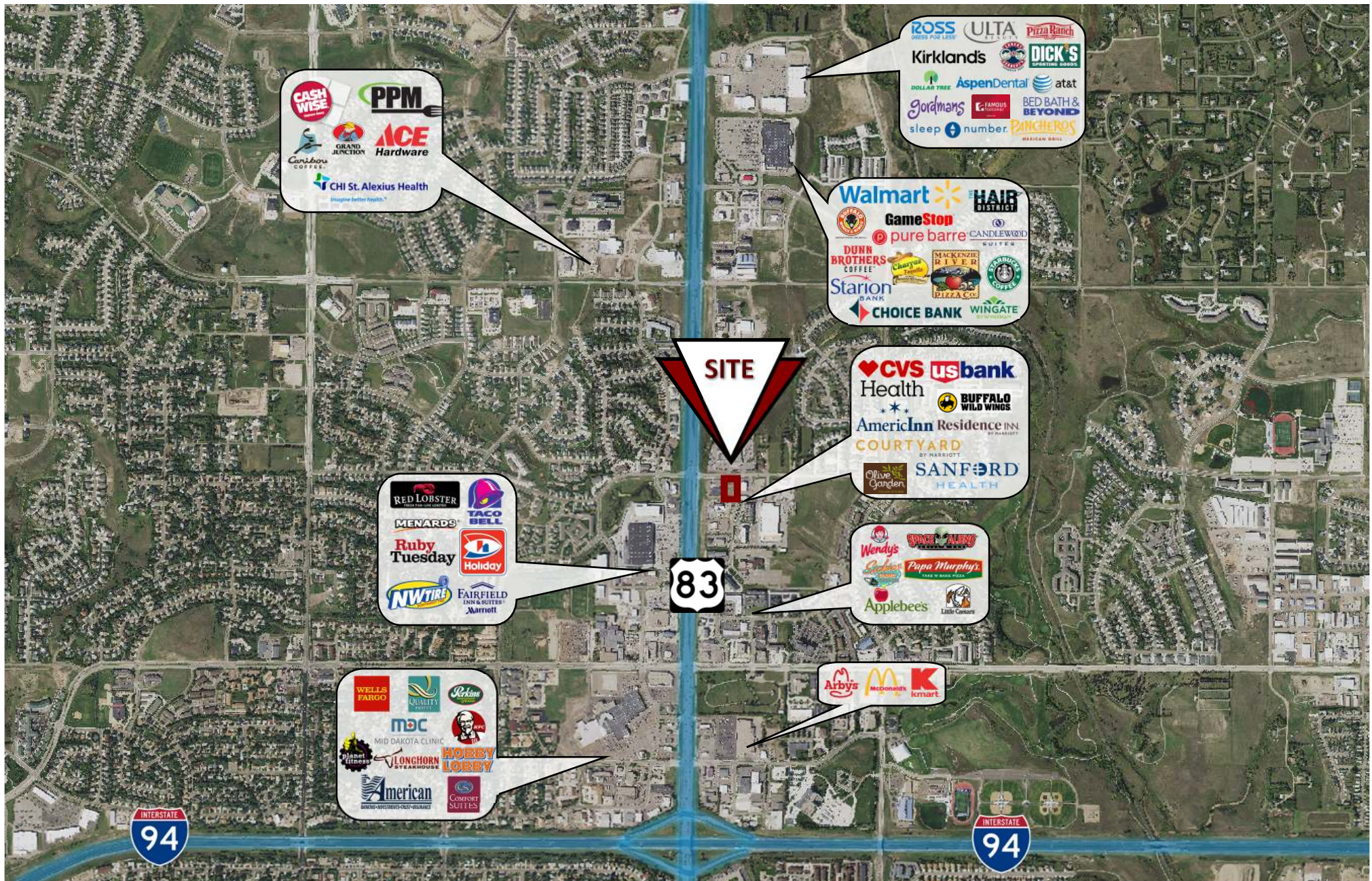
DANIEL COMPANIES

 The Leader in Commercial Real Estate

Taylor Daniel | Vice President
 Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
 CCIM, Broker
Bill@DanielCompanies.com

DanielCompanies.com



CASH WISE
PPM
ACE Hardware
 Grand Junction
 CHI St. Alexis Health
 Imagine better health.

ROSS DRESS FOR LESS
 ULTA
 Pizza Ranch
 Kirklands
 DICK'S SPORTING GOODS
 DOLLAR TREE
 AspenDental
 at&t
 GORDMANS
 FAMOUS BREADS
 BED BATH & BEYOND
 sleep number
 PINCHEROS MEXICAN BELL

Walmart
GameStop
 pure barre
 CANDLEWOOD SUITES
 DUNN BROTHERS COFFEE
 Cheery's
 SACKENBIE RIVER
 STARBUCKS COFFEE
 Starion BANK
 PIZZA CO.
 CHOICE BANK
 WINGATE



CVS Health
usbank
 BUFFALO WILD WINGS
 AmericInn Residence INN BY HARRIOTT
 COURTYARD
 Olive Garden
 SANFORD HEALTH

RED LOBSTER
 TACO BELL
 MENARDS
 Ruby Tuesday
 Holiday
 NWTIRE
 FAIRFIELD INN & SUITES Marriott

Wendy's
 SPACE ALLEY
 Papa Murphy's TAKE N BAKE PIZZA
 Applebee's
 Little Caesars



Arby's
 McDonald's
 Kmart

WELLS FARGO
 QUALITY
 Perkins
 mbc
 MID DAKOTA CLINIC
 KFC
 LONGHORN STEAKHOUSE
 HOBBY LOBBY
 American
 COMFORT SUITES



DANIEL COMPANIES
 The Leader in Commercial Real Estate

Taylor Daniel | Vice President
 Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
 CCIM, Broker
Bill@DanielCompanies.com

DanielCompanies.com



DANIEL COMPANIES

The Leader in Commercial Real Estate



**Bill Daniel, CCIM | President
Commercial Broker**

701.220.2455

Bill@DanielCompanies.com



**Taylor Daniel | Vice President
Commercial Realtor®**

701.391.4262

Taylor@DanielCompanies.com

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.