

DICK'S Sporting Goods
ROSS DRESS FOR LESS
BED BATH & BEYOND
And More...

Walmart

COSTCO
WHOLESALE

SKY ZONE

83

16,880 VPD

No Build Easement Area

Ottawa St.

TIRE PLUS
TOTAL CAR CARE

LaSalle Dr.

SITE

**For Sale
or
Build to Suit**



DANIEL COMPANIES
The Leader in Commercial Real Estate

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

Bill Daniel | President
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Bill@DanielCompanies.com

DanielCompanies.com



VEHICLES PER DAY

16,880

1 Mile

3 Miles

5 Miles

2021 POPULATION



4,624

40,103

75,476

DAYTIME POPULATION



5,032

38,373

85,065

BUSINESSES



273

1,577

4,240

EMPLOYEES



4,096

23,331

65,679

HOUSEHOLD INCOME



\$105,399

\$95,314

\$87,006



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PROPERTY HIGHLIGHTS:

- Land For Sale or Ground Lease.
- Prime for immediate development in booming North Bismarck.
- Join Major Retailors in immediate area: TSC Tractor Supply, Ale Works, Bismarck Brewing, Furniture Row, Tires Plus, Sky Zone, Caribou Coffee, Grand Junction Subs, Pancheros, Kirkland's, Pizza Ranch, Famous Footwear, AT&T, Aspen Dental, Bed Bath & Beyond, Ross Dress for Less, Erbert & Gerbert's, Ulta Beauty, Dick's Sporting Goods, Dollar Tree, Sleep Number, The Hair District, Starion Bank, GameStop, Anytime Fitness, Pure Barre, Mackenzie River Pizza Co., Candlewood Suites, Dunn Brothers Coffee, Choice Bank, Wingate, Buffalo Wings & Rings, and Charras & Tequilla. Walmart, and CostCo!



**5200 Ottawa St. &
1122 E LaSalle Dr.**



**For Sale: \$26 psf / \$2,400,000
Ground Lease: \$1.50 psf
Build to Suit: Terms Negotiable**



92,206 sf / 2.12 Acres



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COSTCO
WHOLESALE

DICK'S
SPORTING GOODS
MICHAEL'S
ROSS
DRESS FOR LESS
JORDAN'S
BED BATH & BEYOND
And More...

83

16,880 VPD

SITE

Ottawa St.

TSC TRACTOR SUPPLY CO.
FURNITURE ROW
Bb

LaSalle Dr.

PANCHEROS MEXICAN GRILL
Kirkland's
Pizza Ranch
FAMOUS footwear
at&t
AspenDental
ROSS DRESS FOR LESS
ULTRA BEAUTY
BED BATH & BEYOND
DICK'S SPORTING GOODS
sleep
number
Gordmans
DOLLAR TREE
Pizza Ranch

Walmart
HAIR DISTRICT
Starion BANK
GameStop

pure barre
CANDLEWOOD SUITES
DUNN BROTHERS COFFEE
CHOICE BANK
WINGATE BY WYNDHAM
STARBUCKS COFFEE
MACKENZIE RIVER PIZZA CO.
Charros Tequila

COSTCO WHOLESALE

ALE WORKS



SKY ZONE

16,880 VPD

Ottawa St.

LaSalle Dr.









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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.