

Prime Downtown Mandan Retail Space

214 W Main St.
Mandan, ND

\$9.00 psf NNN



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Executive Summary for Lease

Address:	214 W Main Street - Mandan, ND
Date Available:	Available Now
Lease Term:	5 Years
Lease Rate:	\$9.00 psf NNN - \$2,438 / mo.
Approximate SF:	3,250 sf (25' wide x 130' deep)
Parking:	Street parking & public parking lots across street
Tenant Improvements:	Negotiable
Landlord Responsibilities:	Building Structure & Roof

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.



Walk Score
74

214 W Main Street has a Walk Score of 74 out of 100. Very Walkable - Most errands can be accomplished on foot.

	.5 MILES	1 MILES	3 MILES
2019 POPULATION			
	3,077	10,539	19,426
DAYTIME POPULATION			
	3,151	7,964	17,272
BUSINESSES			
	246	415	874
EMPLOYEES			
	1,810	3,322	8,096
HOUSEHOLD INCOME			
	\$60,532	\$62,828	\$73,126



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Join Area Businesses!

Laughing Sun Brewing	Copper Dog Waffles & Coffee
Thomas & Moriarty's	Strawberry Bar
Papa Murphy's	Dialectic Brewing
Mandan Depot Bier Hall	Station West
Every Eye	Cake Dreams



Enjoy the walkability, public parking, green space, and vibrancy of Downtown Mandan!



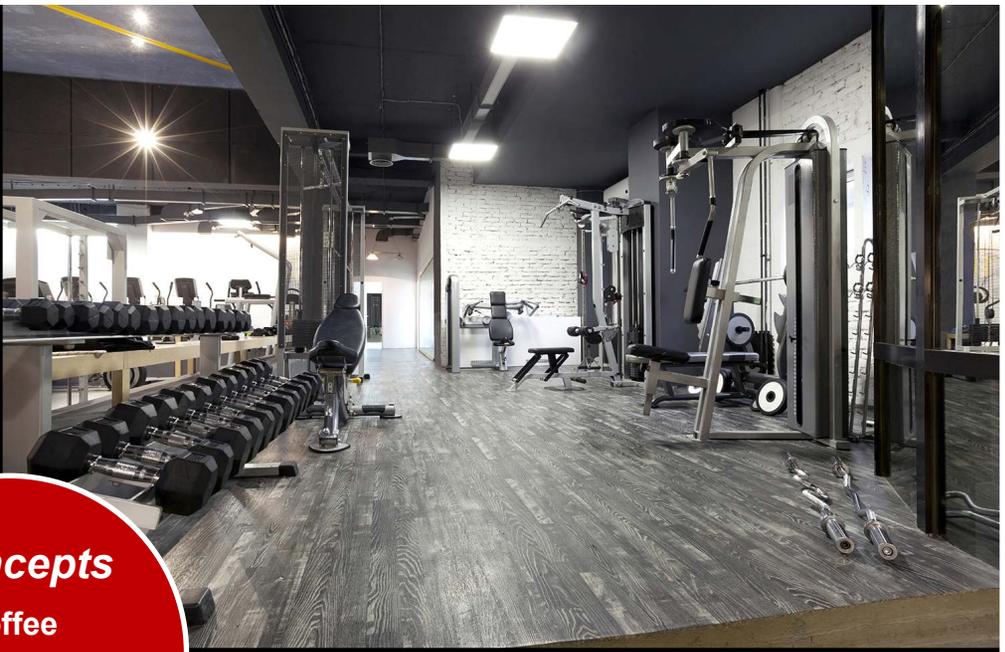
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***Concepts**
Coffee
Fitness
Restaurant / Bar
Pizza



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Mandan Main Street / Downtown

Downtown Mandan is the place to go for cultural heritage, niche retail and fun, from community gathers and celebrations to nightlife. You'll find the Five Nations Arts, the Mandan Progress Organization visitor center, plus Dykshoorn Park, alive in the summer with weeknight concerts, Buggies-N-Blues, Art in the Park, Grill Fest, Oktoberfest and more.

Parking

Parking on the south side of Main Street is available for employee and customer parking. Changes to Main Street will be improved in 2020. Main Street from 10th to Collins Ave will be reallocated from 4 to 3 lanes. About 50 parking spaces will be added on the South side of Main Street between 6th and Collins Avenues. Curb extensions with streetscape enhancements on the north side of main Street is yet an additional improvement to downtown.

Traffic volume:

Main Street carries a daily average of about 20,090 vehicles on the east end and 7,000 on the west end.



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1st St NW
WELLS FARGO

2nd Ave NW

1st Ave NW

Collins Ave

Main Street

SITE

Public Parking!



DANIEL COMPANIES

The Leader in Commercial Real Estate



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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.