

# Grand Pacific Center

## Master Brochure - All Spaces

400 E. Broadway Ave.  
Bismarck, ND



**Taylor Daniel | Vice President**  
Commercial Realtor®  
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**Bill Daniel | President**  
CCIM, Broker  
[Bill@DanielCompanies.com](mailto:Bill@DanielCompanies.com)

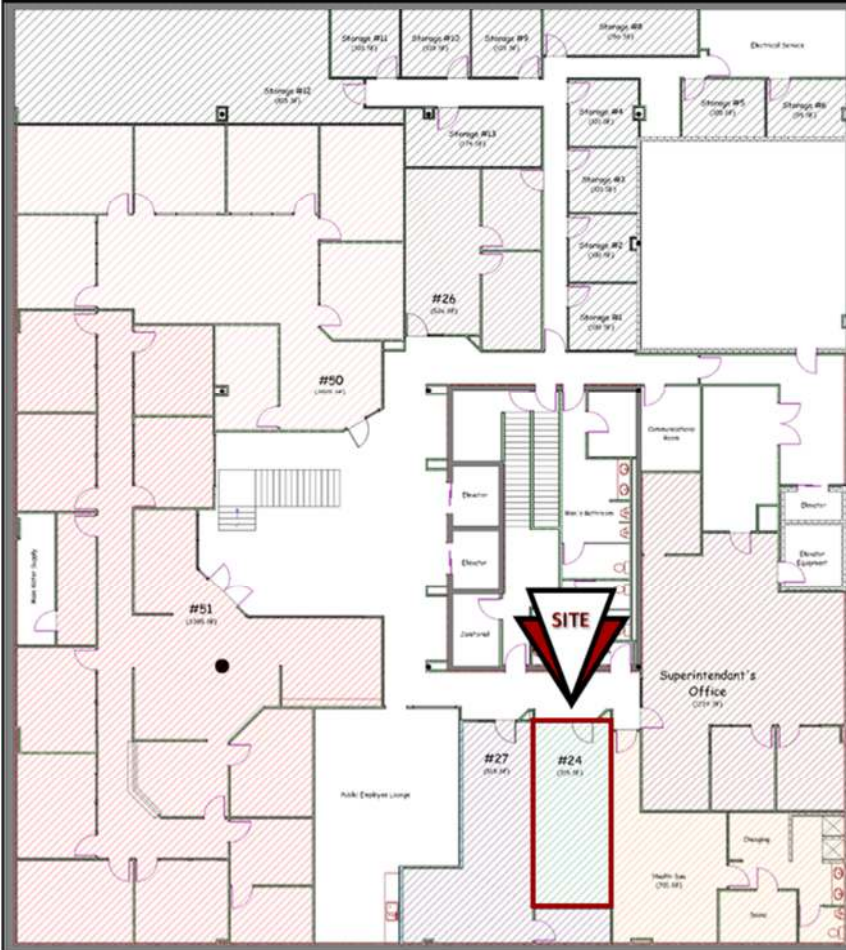
**DanielCompanies.com**



# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 24 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center - Lower Level
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$13.00 psf / \$372.00 mo.
<b>Approximate SF:</b>	343 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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.



## Office Specifics

**\$14.00 psf - Full Service**

- 2,025 sf / \$2,362.50 mo.
- 6 Offices
- Conference Room
- Kitchen / Break Room
- Lobby

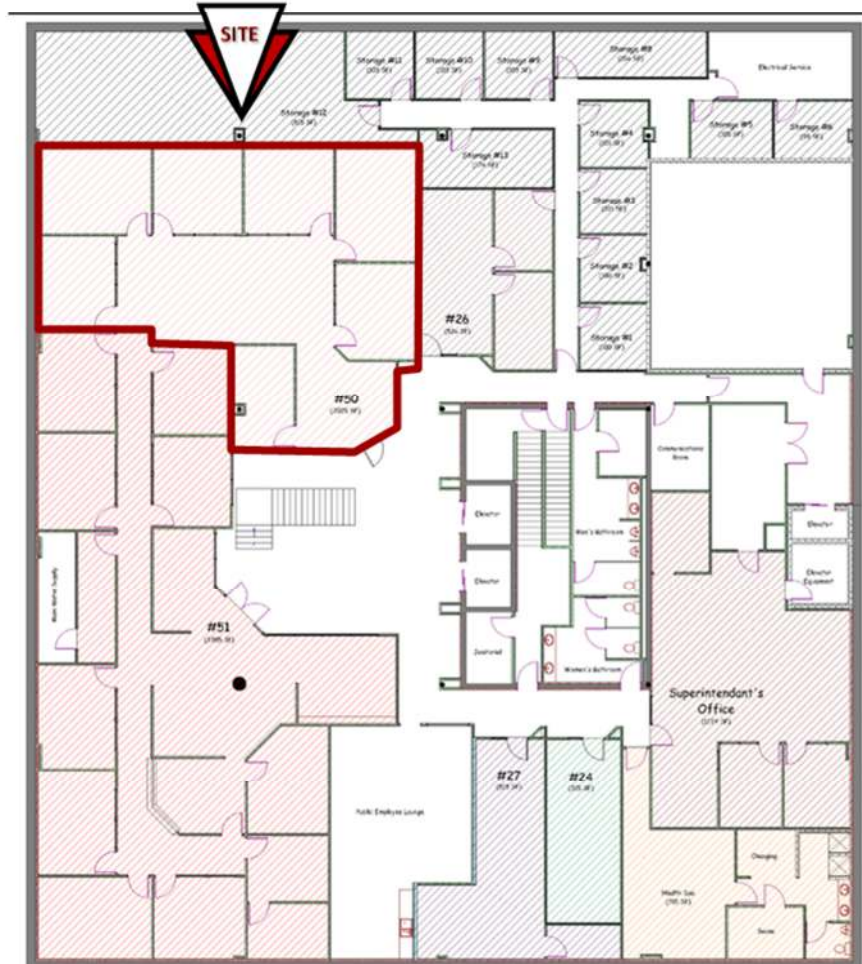
## Property Highlights

- 3% Annual Increase
- Two Elevators
- Building Conference Room and Break Room
- Great Location and view corner of N 4th St and Broadway Ave
- Downtown Landmark Building Newly Renovated Exterior & Interior Lobby
- Walkable to Downtown, restaurants, shops, gyms, banks, and Courthouse

## Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 51-A - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center - Lower Level
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$14.00 psf / \$2,362.50 mo.
<b>Approximate SF:</b>	2,025 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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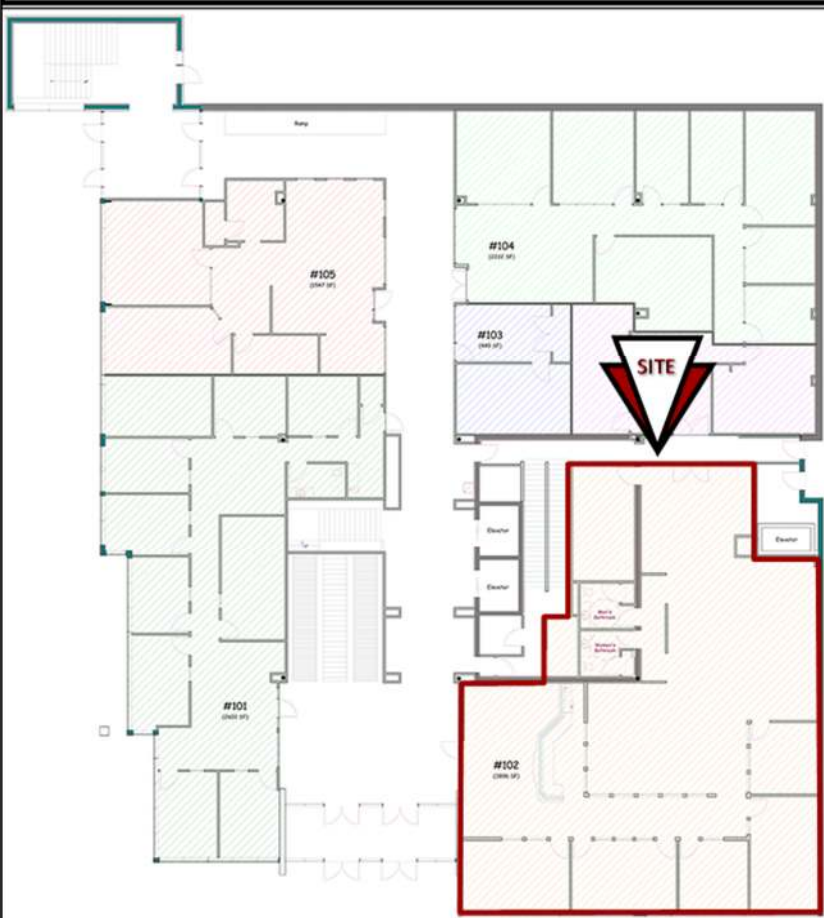
Suite  
51-A



## Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 102 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Date Available:</b>	Now
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$18.00 psf / \$5,844 mo.
<b>Approximate SF:</b>	3,896 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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**400 E Broadway Ave.** has a Walk Score of 89 out of 100. Very Walkable - Most errands can be accomplished on foot.

.5 MILES	1 MILES	3 MILES
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### 2020 POPULATION



2,573	13,734	64,107
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### DAYTIME POPULATION



13,222	26,792	77,342
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### BUSINESSES



794	1,432	3,916
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### EMPLOYEES



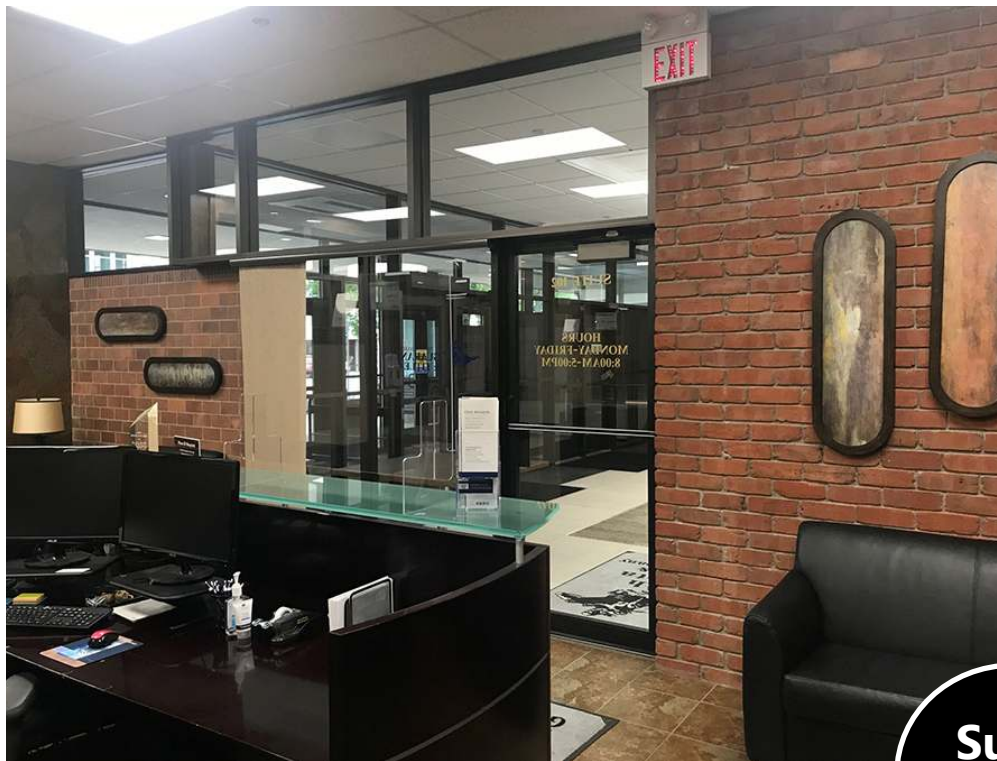
11,760	23,668	57,794
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### HOUSEHOLD INCOME



\$46,613	\$63,097	\$80,473
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Suite  
102

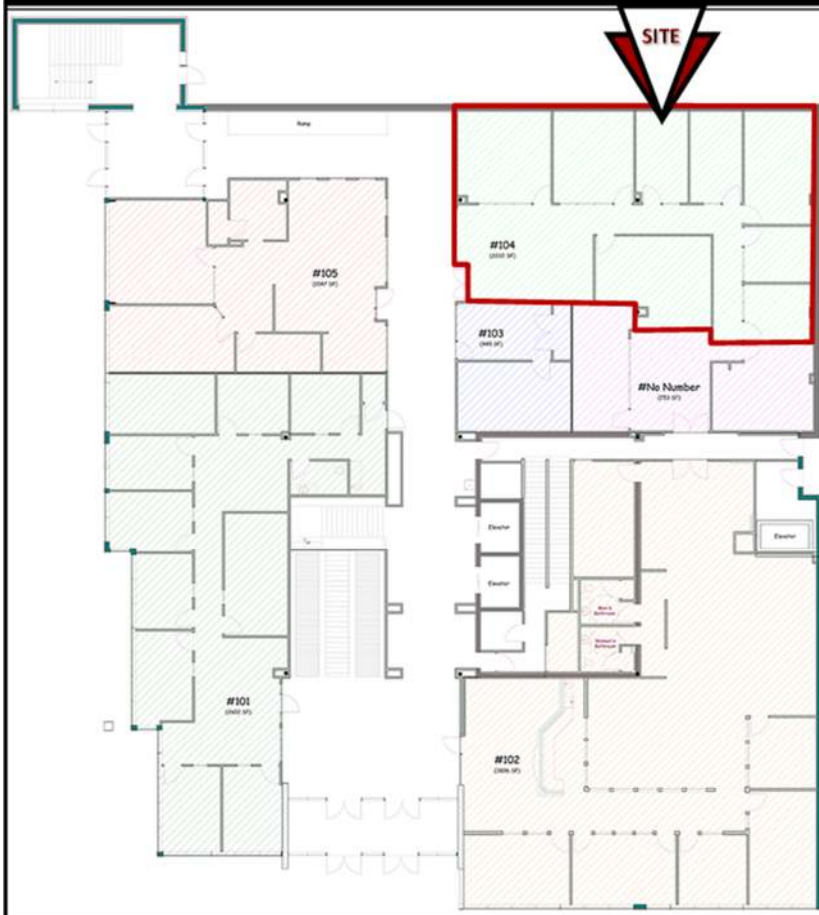




# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 104 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Date Available:</b>	January 1st, 2021
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$2,870 mo.
<b>Approximate SF:</b>	2,222 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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**Suite  
104**

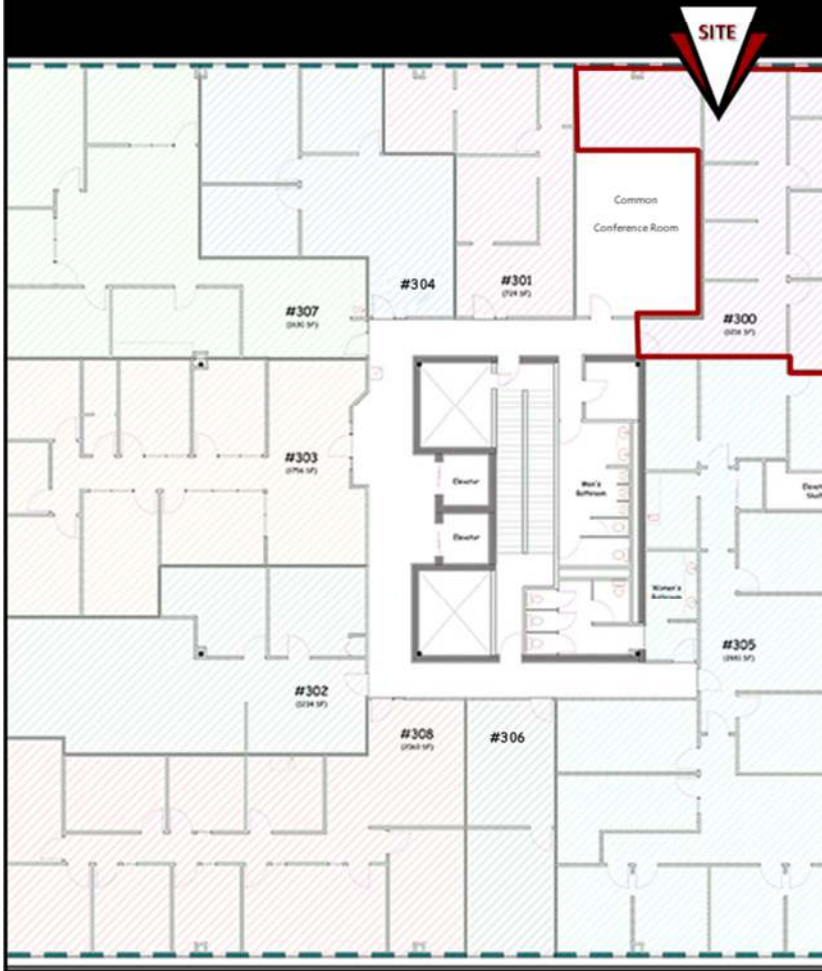




# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 300 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$1,571 mo.
<b>Approximate SF:</b>	1,216 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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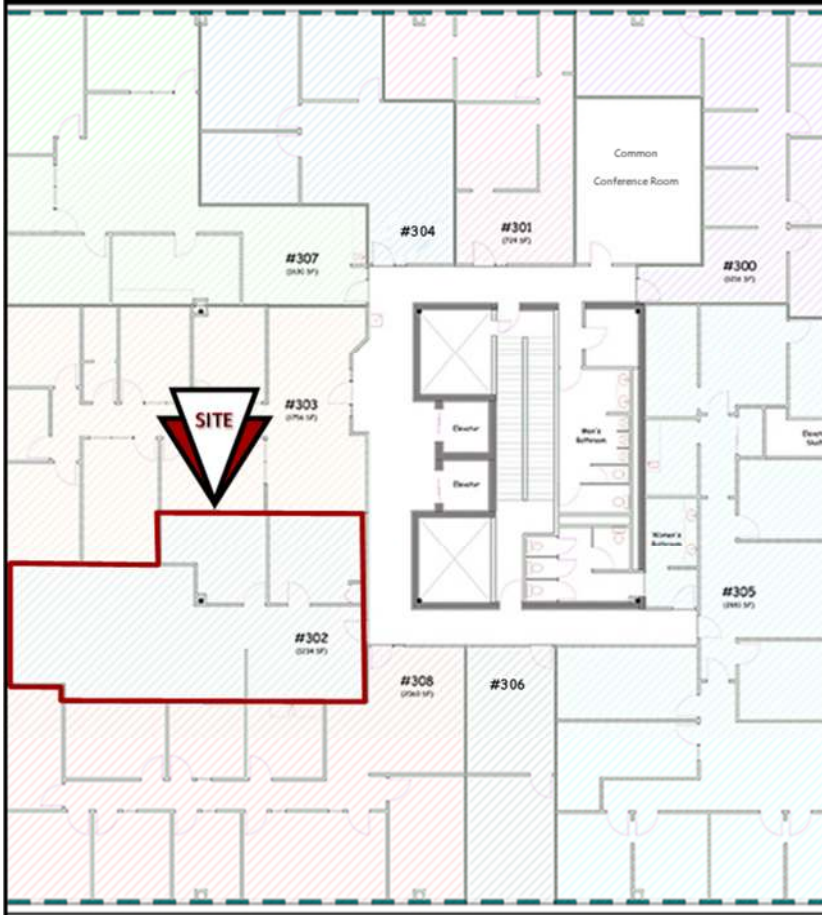




# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 302 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$1,573 mo.
<b>Approximate SF:</b>	1,218 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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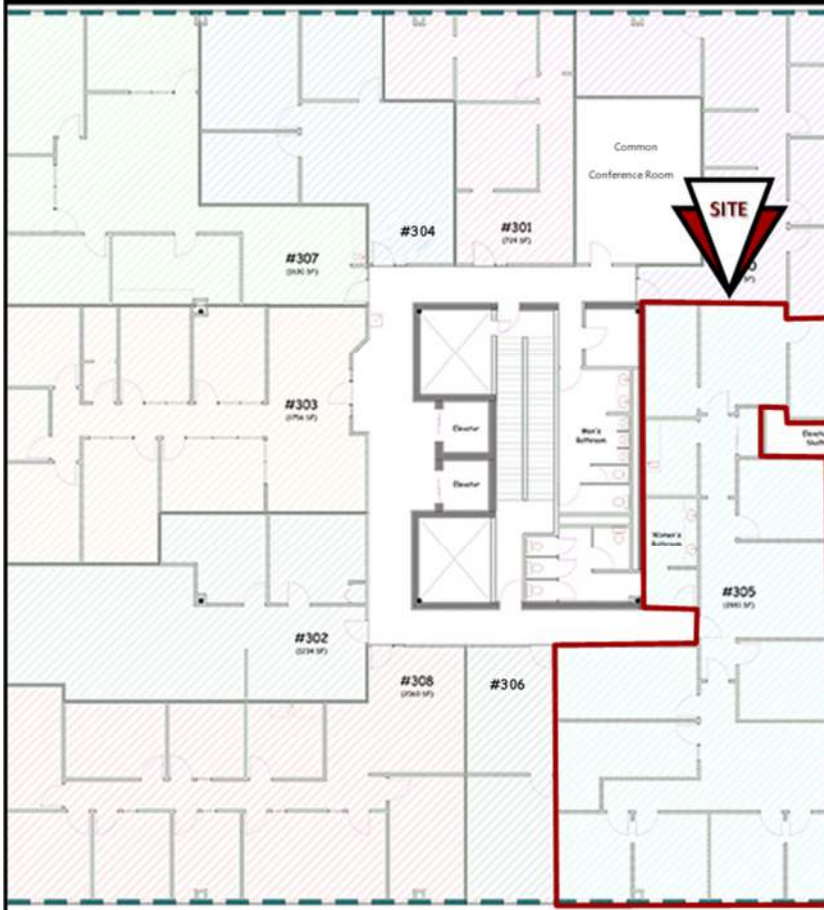




## Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 305 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$3,721 mo.
<b>Approximate SF:</b>	2,881 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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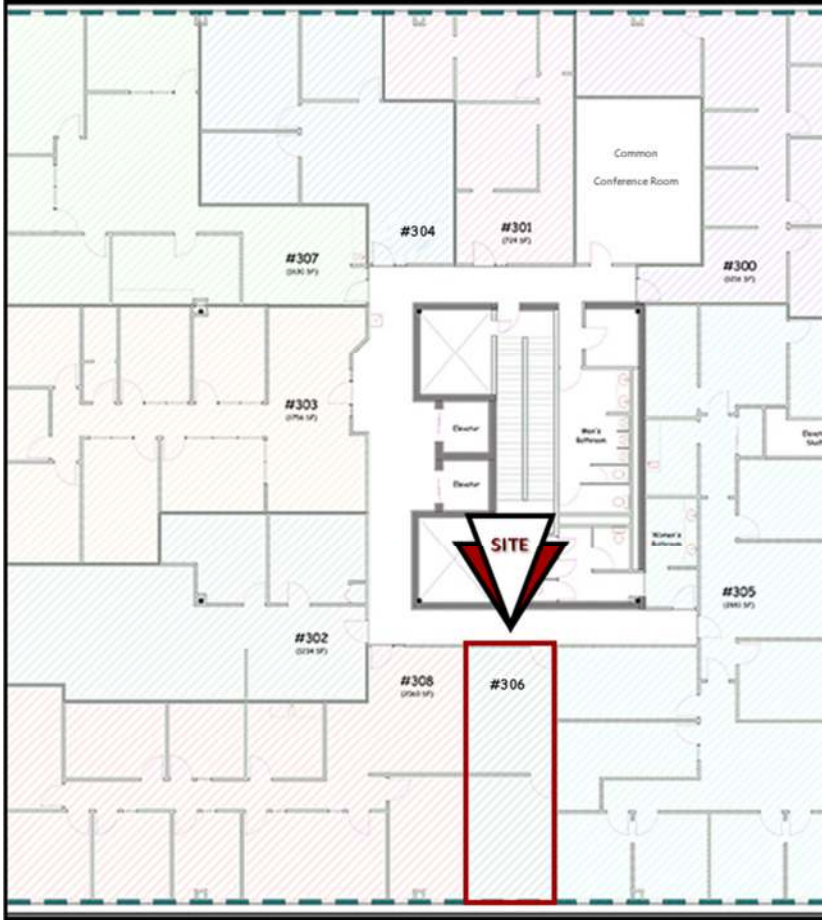




## Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 306 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$582.54
<b>Approximate SF:</b>	451 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 417 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$2,209 mo.
<b>Approximate SF:</b>	1,710 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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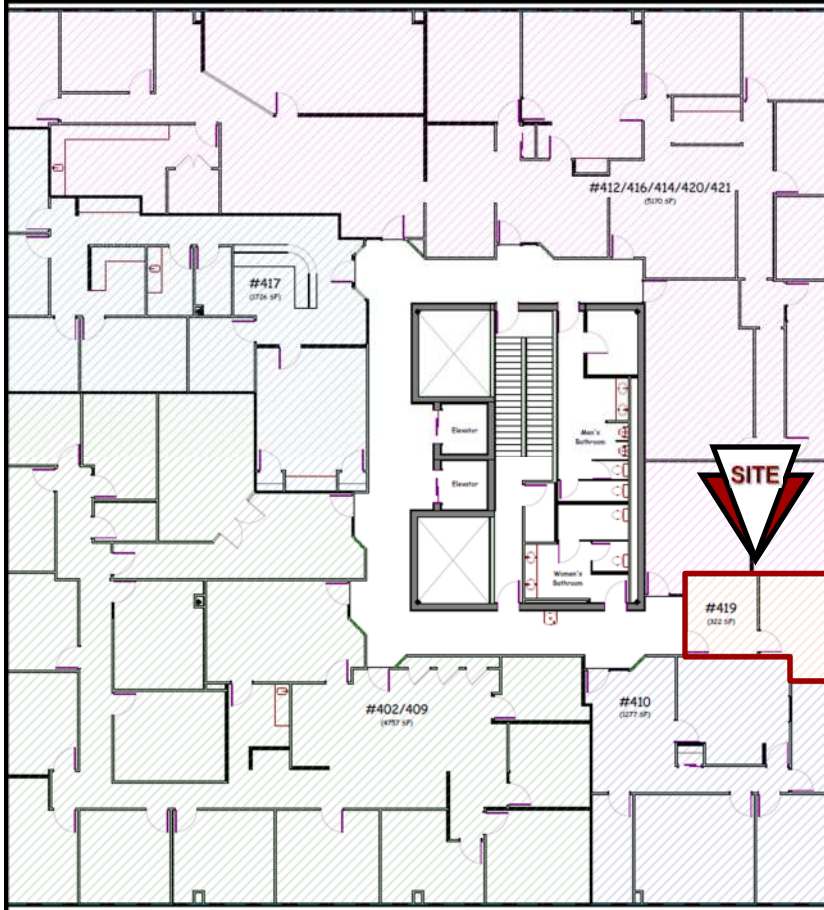




# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 419 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$16.75 psf / \$450 mo.
<b>Approximate SF:</b>	322 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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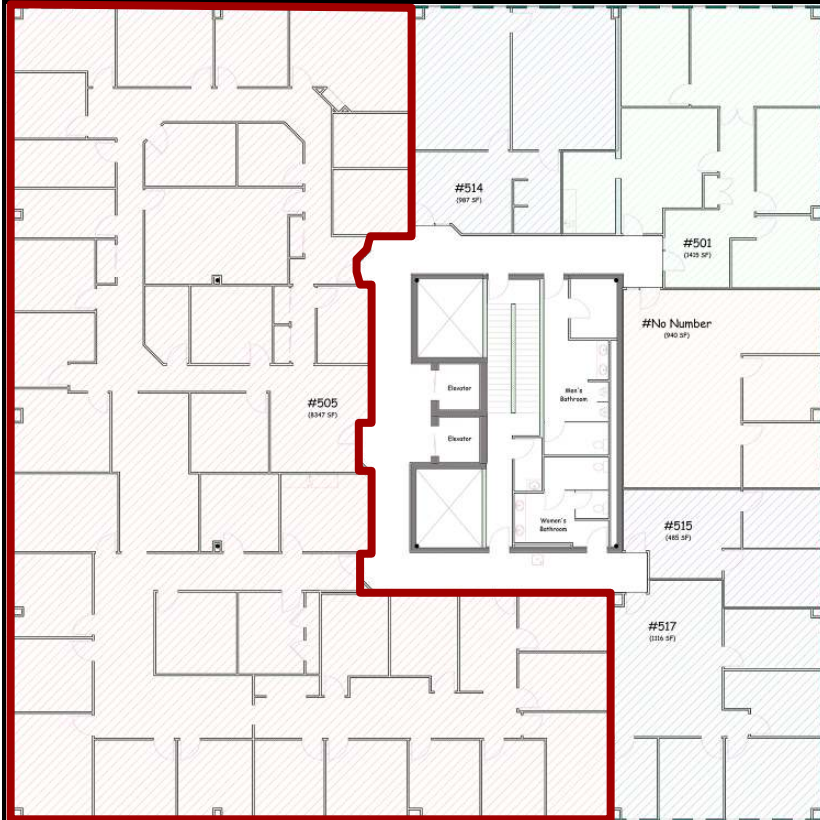




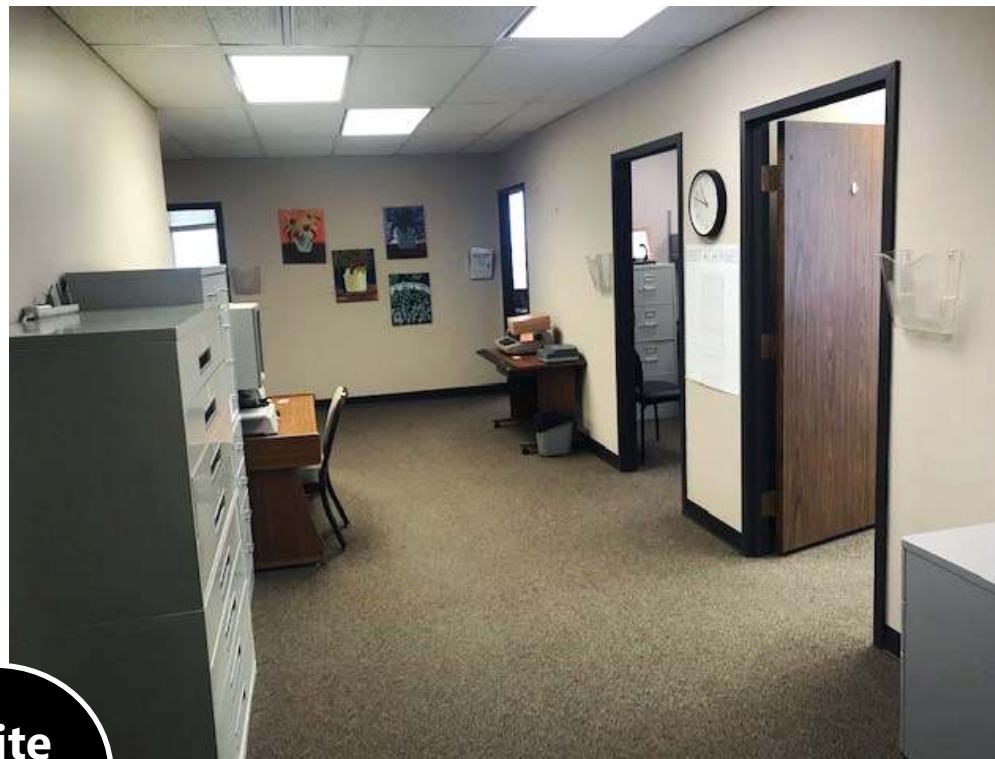
# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 505 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$10,782 mo.
<b>Approximate SF:</b>	8,347 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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.







Suite  
505

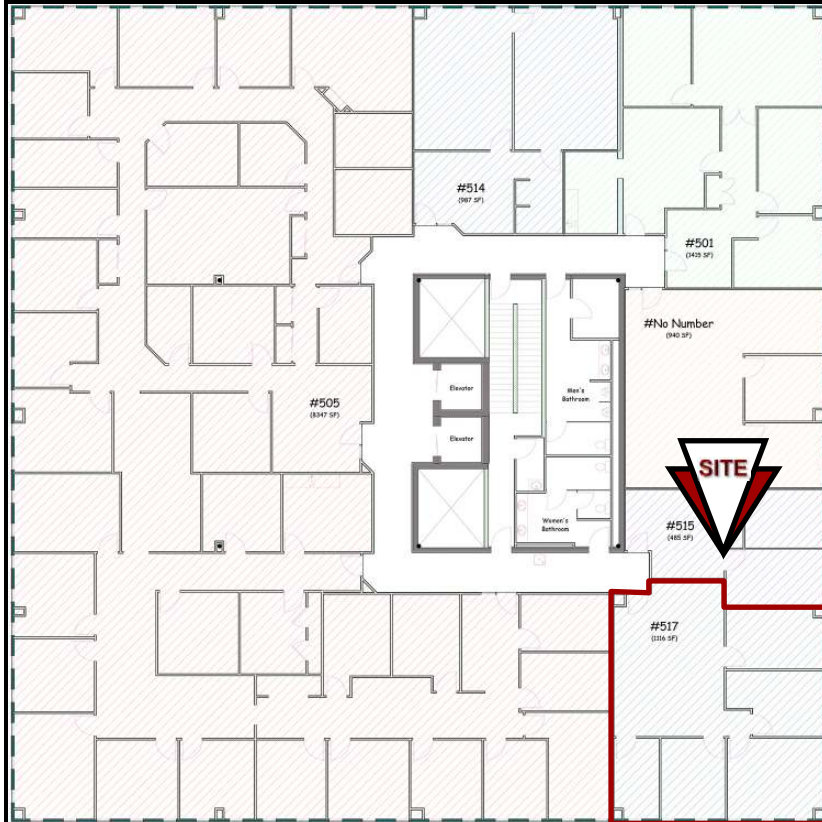




# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 517 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$1,406 mo.
<b>Approximate SF:</b>	1,088
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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.







**Suite  
517**





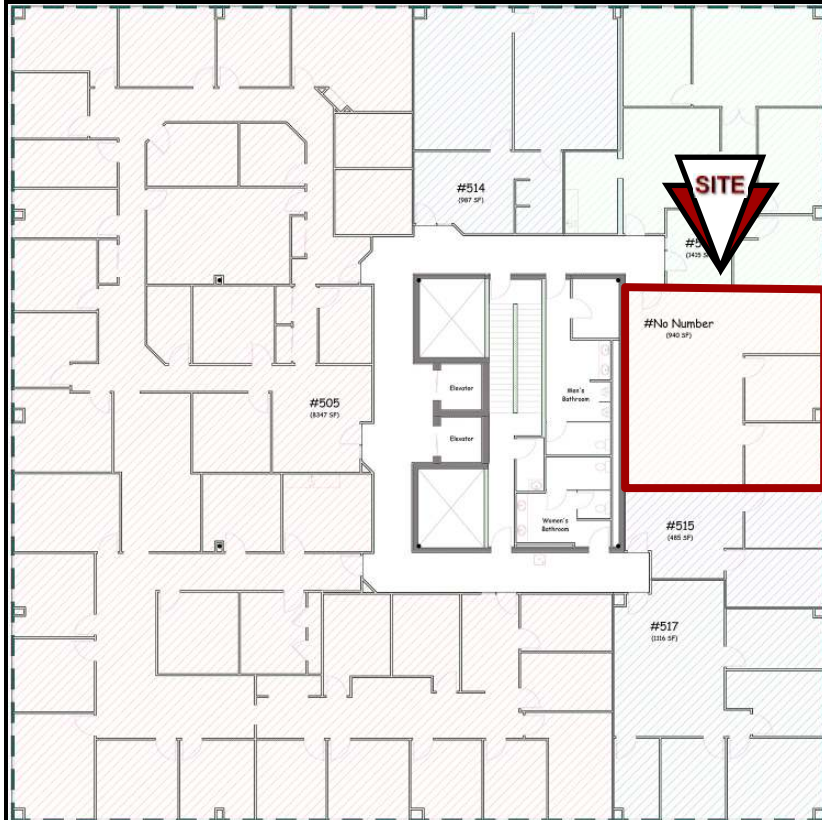
# Executive Summary for Lease

<b>Address:</b>	400 E Broadway Ave Suite 518 - Bismarck, ND
<b>Property Name:</b>	Grand Pacific Center
<b>Lease Term:</b>	Minimum 3 Years
<b>Lease Rate:</b>	\$15.50 psf / \$1,215 mo.
<b>Approximate SF:</b>	940 sf
<b>Parking:</b>	Street and ramp parking
<b>Tenant Responsibilities:</b>	Parking, Internet, and Phone

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**Lower Level Common Break Room**



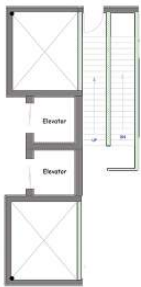
**3rd Floor Common Conference Room**



# Executive Summary for Lease

Address:	400 E Broadway Ave 6th Floor - Bismarck, ND
Property Name:	Grand Pacific Center
Lease Term:	5 to 10 Years
Lease Rate:	\$16.75 psf
Approximate SF:	Up to 14,700 sf
Parking:	Street and ramp parking
Tenant Responsibilities:	Parking, Internet, and Phone

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# Join Exciting Downtown Bismarck!



Bismarck Veterans Memorial Public Library



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# DANIEL COMPANIES

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