



**INDUSTRIAL WAREHOUSE/SHOP  
1244 Beech Ave - Bismarck ND**

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.

**SUBLEASE**

- Lease Price: \$6.50 psf Gross
- Building Size: 12,000 sf  
Office– 800 sf w/ Mezzanine  
Warehouse– 11,200 sf
- 18' Ceiling Height
- 14' x 14' Overhead Door
- 8' x 9' Dock Door
- Restroom
- Floor Drain
- Well, Septic Tank
- New Lighting
- New Unit Heater

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