

901 – 1001 16th Street NE

Mandan, North Dakota

Land For Sale



Improved Land for Sale – Denisons Industrial Park

As exclusive agents, we are pleased to offer the following land for sale

Land Size:

92,000 SF

Sale Price:

\$375,000.00
(\$4.08/SF)

Property Highlights

- ◆ **Land Size:** 92,000 square feet
- ◆ **Zoning:** MC (Light Non-Nuisance Industrial)
- ◆ **Visibility:** Excellent from I-94
- ◆ **Access:** Easy access off of 16th Street at I-94 Exit 156
- ◆ **Improvements:** Lot is rough graded with minimal amount of gravel base. Currently used as a storage/maintenance yard

Sales & Marketing by:



Duemelands Commercial Real Estate
301 East Thayer Ave • Bismarck, ND 58501
phone 701.221.2222 • fax 701.221.2290
www.duemelands.com

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The data and information contained herein, while not guaranteed, have been obtained from sources we believe to be reliable. We make no warranties, whether expressed or implied, as to the accuracy of the information. Any reference to square footage and monetary values are considered approximations. Buyer or Lessor should conduct their own analysis and rely on their own investigative results.

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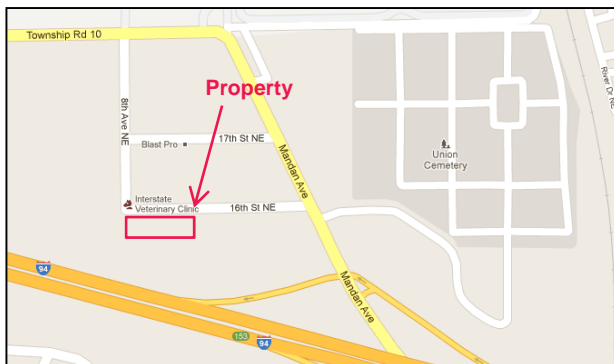
◆ Details

- Legal Description:** Lots 7, 8, 9, 10; Block 4; Denisons Industrial Park
1st Replat Block 2
- Lot Size:** 92,000 sf
- Zoning:** MC (Light Non-Nuisance Industrial/Heavy Commercial)
- Estimated Taxes:** Unknown; Currently tax exempt utility
- Estimated Specials:** \$250/parcel balance (total of 4 parcels); \$64.73 installment/parcel

◆ Photos



◆ Map



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