

Prime Commercial Lots
2640 Centennial Rd – Bismarck ND

- Sales Price
\$882,000 (2 lots)
\$10.50 psf
- Lot Size
84,000 sf / 1.93 acres
- Zoned CG
- Legal Description
Lots 1 & 2, Block 1
Epoch Center First
- Access on N side of
Trenton Dr
- High Traffic Count Area
15,600 cars per day

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DanielCompanies.com

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.



The Leader In Commercial

Prime Commercial Lots

- **Potential Uses**
 - Bank / Financial
 - Retail Complex
 - Hotel / Motel
 - Restaurant / Fast Food
 - Office Complex
- **Area Businesses Include**
 - Cenex
 - StaMart
 - Clark C-Store
 - Quiznos
 - Johnson Trailer Sales
 - Butler Equipment
 - Capital / RV
 - Ramada Limited Suites
 - United Rent All
 - McDonalds
 - WW Walwork
 - RDO Equipment
- **Easy Access from I-94 / Century Av & Centennial Rd**
- **High traffic and good visibility**
- **New 4-lane Centennial Road with stop light at Trenton**
- **Parcel # 1160-001-001**
- **Legal Description is Lots 1 & 2, Block 1 Epoch Center First**
- **Taxes for \$2,455**
- **Current Special Assessment Balance \$58,228 / Annual Installment \$8,713**
- **Estimated specials to be added for storm sewer and street will be between \$60,100 to \$81,075 (information to be confirmed with City records)**

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Subject Property



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FOR SALE

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FOR SALE



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Site



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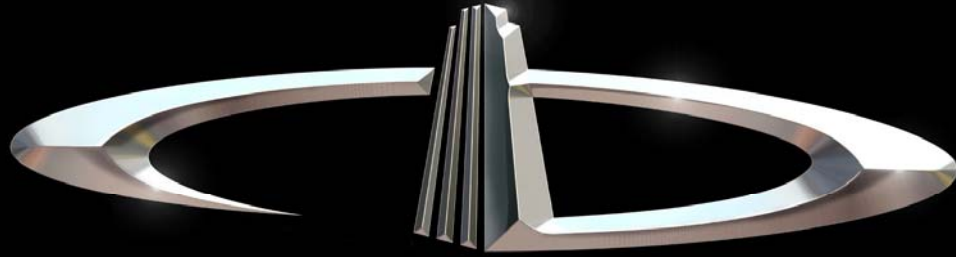


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The Leader In Commercial

2640 Centennial Rd





DANIEL COMPANIES

The Leader in Commercial Real Estate

Serving commercial real estate customers with unmatched market knowledge, experience, and well-deserved reputation for integrity.

They know the Bismarck-Mandan commercial real estate market better than anyone. This powerful team delivers powerful results



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