



SPACE AVAILABLE:

Building | 2,490 SF

Lot | 30,900 SF

PRICE:

\$12,000/month NNN

HIGHLIGHTS:

- Private Parking Lot
- Established Drive-Thru
- C2 General Commercial Zoning
- FF&E not included but negotiable
- 20,550 Vehicles Drive by Per Day
- Near Minot State University and Bishop Ryan High School
- High Traffic & Visibility!



Mathew Reichert

Broker | Partner | CCIM

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424 S 3rd Street, Suite 2 | Bismarck, ND | WWW.ASPENGROUPREALSTATE.COM

This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. All references to age, square footage, income and expenses are approximate. Buyers or lessors should conduct their own independent investigations and rely on those results.



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ABUNDANT PARKING



HIGH STACK DRIVE-THRU



EASY DRIVE-THRU EXIT



EXTRA EMPLOYEE PARKING



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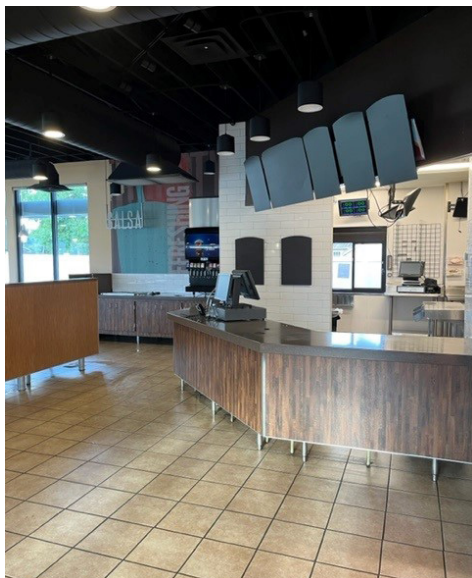
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DRINK STATION



LARGE WALK-UP ORDER



EFFICIENT KITCHEN



SUBSTANTIAL DINING ROOM W/ ABUNDANT DAYLIGHT



ENTRY AREA



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FF&E NOT INCLUDED BUT NEGOTIABLE



CLEAN, UPDATED BATHROOMS



DRIVE-THRU WINDOW



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LOCATION MAP



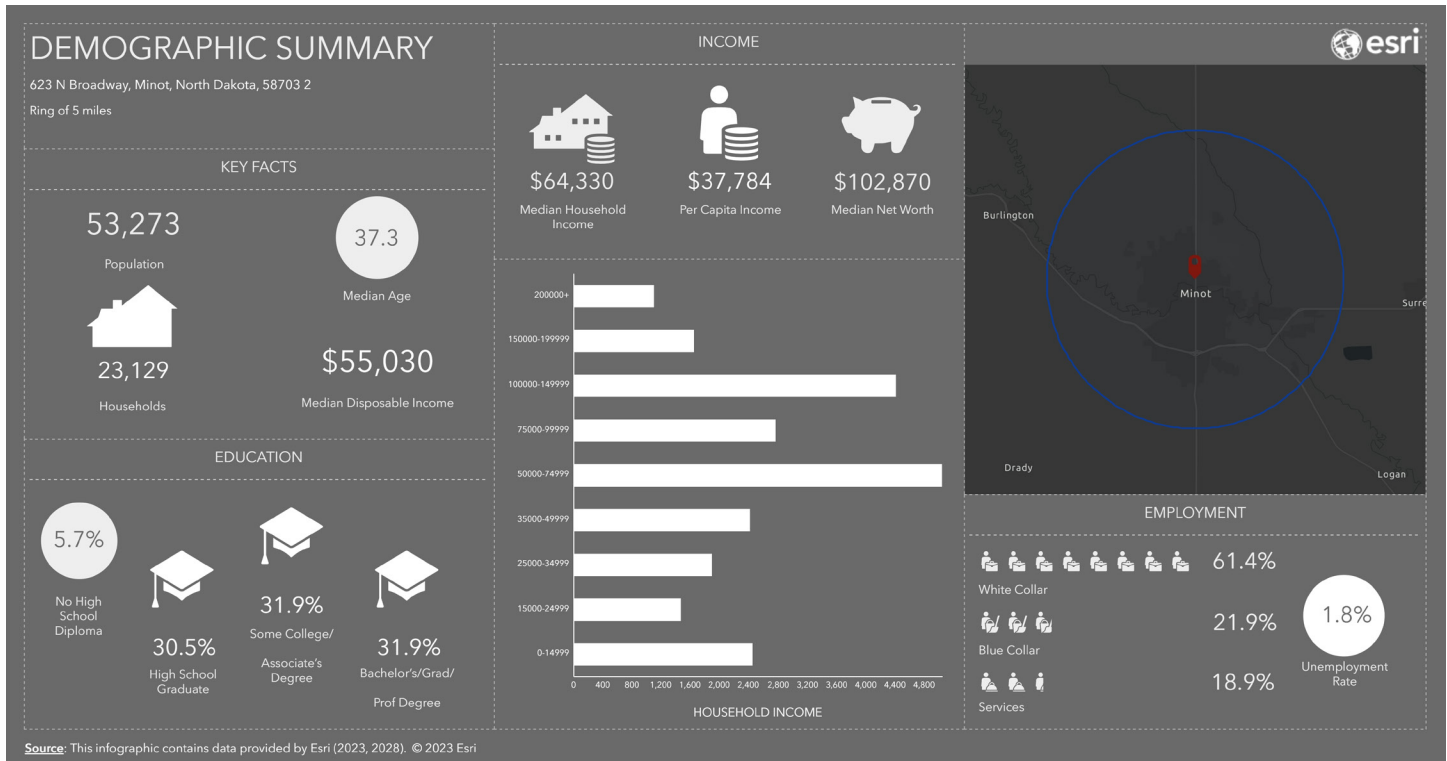
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