



# FOR SALE

## SOUTH BISMARCK INDUSTRIAL LOTS

VERMONT AVE & BURLINGTON DR | BISMARCK, ND



### LOT SIZE:

10 ACRES +/- Total

### PRICE:

\$5.50 PSF—\$9.00 PSF

### HIGHLIGHTS:

- Zoning: MA—Light Industrial
- Easy Access to Bismarck Expressway & South 26th Street
- Near South Walmart, Sam's Club, Dairy Queen Strip Mall, Valley Sport & Marine, Various Restaurants

### MATHEW REICHERT

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## PROPERTY DETAILS

### 2600 VERMONT AVENUE

PID#: 0735-002-100  
Legal: Lot 12, Block 2, Sloven 2nd Sub  
Size: 51,298 SF / 1.78 Acres  
Zoning: MA  
2021 Taxes: \$1,588.38  
Specials: \$1,390.64 Installment; \$3,226.24 Balance  
Price: \$8.00 PSF / \$410,384.00

### 2810 VERMONT AVENUE

PID#: 0735-001-025  
Legal: Lot 12 & East 1/2 Vac Burlington Dr Adj, Block 1, Sloven 2nd Sub  
Size: 100,270 SF / 2.3 Acres  
Zoning: MA  
2021 Taxes: \$3,105.59  
Specials: \$815.33 Installment; \$0.00 Balance  
Price: \$5.50 PSF / \$551,485.00

### 813 BURLINGTON DRIVE

PID#: 0735-004-001  
Legal: All Lot 1, Lot 2 Less Southerly 20' & All Lots 4 & 5, Block 4, Sloven 2nd Sub  
Size: 261,432 SF / 6 Acres  
Zoning: MA  
2021 Taxes: \$6,072.68  
Specials: \$2,125.80 Installment; \$0.00 Balance  
Price:

Lot 1	79,115 SF / 1.82 Acres	SOLD
Lot 2	41,004 SF / .94 Acres	SOLD
Lot 4	65,132 SF / 1.5 Acres	\$5.50 PSF / \$358,226.00
Lot 5	76,181 SF / 1.75 Acres	\$9.00 PSF / \$685,629.00
Lot 5 (If Lots 4 & 5 sold together)		\$7.00 PSF / \$533,267.00

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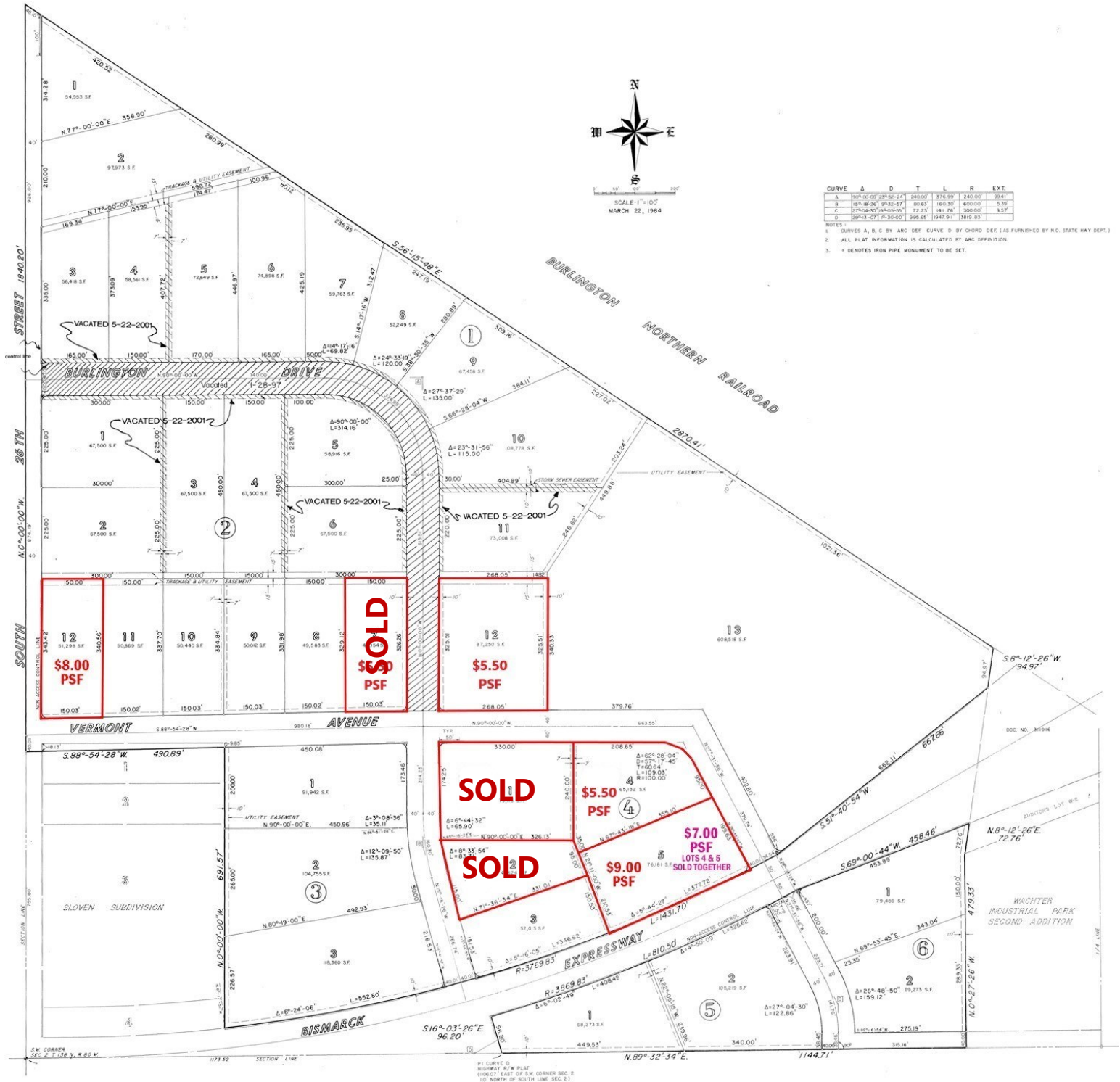
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## VERMONT AVE & BURLINGTON DR | BISMARCK, ND

### PLAT MAP



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## LOCATION MAP



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