



DICK'S Sporting Goods
MICHAEL'S
ROSS Dress for Less
Gordmans
And
BED BATH & BEYOND
More...

Walmart

SKY ZONE

83

16,880 VPD

No Build Easement Area

Ottawa St.

TIRE PLUS
TOTAL CAR CARE

LaSalle Dr.

SITE

**Ground Lease
Or
Build to Suit**



DANIEL COMPANIES
The Leader in Commercial Real Estate

Taylor Daniel | Vice President
Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
CCIM, Broker
Bill@DanielCompanies.com

DanielCompanies.com



VEHICLES PER DAY

16,880



	1 MILES	3 MILES	5 MILES
	4,639	41,045	76,443
2018 POPULATION			
	4,728	34,467	88,518
DAYTIME POPULATION			
	218	1,414	4,282
BUSINESSES			
	3,359	19,164	63,803
EMPLOYEES			
	\$110,959	\$89,862	\$80,713
HOUSEHOLD INCOME			

LEASE HIGHLIGHTS:

- Ground lease or Build to Suit
- Prime for immediate development
- Join Major retailers in immediate area: TSC Tractor Supply, Ale Works, Bismarck Brewing, Furniture Row, Tires Plus, Sky Zone, CHI St. Alexius Health Urgent Care, KLJ, Power Plate Meals, Caribou Coffee, Ace Hardware, Cash Wise Foods, Grand Junction Subs, Pancheros, Kirkland's, Pizza Ranch, Famous Footwear, AT&T, Aspen Dental, Bed Bath & Beyond, Ross Dress for Less, Erbert & Gerbert's, Ulta Beauty, Dick's Sporting Goods, Gordmans, Dollar Tree, Sleep Number, Walmart, The Hair District, Starion Bank, GameStop, Anytime Fitness, Pure Barre, Mackenzie River Pizza Co., Candlewood Suites, Dunn Brothers Coffee, Choice Bank, Wingate, Buffalo Wings & Rings, and Charras & Tequila.



CLICK FOR VIDEO



5200 Ottawa St. &
1122 E LaSalle Dr.



\$1.50 psf Ground Lease
Build to Suit negotiable



92,206 sf / 2.12 Acres



DANIEL COMPANIES
The Leader in Commercial Real Estate

Taylor Daniel | Vice President
Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
CCIM, Broker
Bill@DanielCompanies.com

DanielCompanies.com

Future Site of
COSTCO
WHOLESALE

DICK'S SPORTING GOODS
ROSS DRESS FOR LESS
Michael's
Jordmans
And
BED BATH & BEYOND
More...

83

16,880 VPD

SITE

TSC TRACTOR SUPPLY CO.
FURNITURE ROW
Bb

Ottawa

LaSalle Dr.



PANCHEROS MEXICAN GRILL
Kirkland's
Pizza Ranch
FAMOUS footwear
at&t
AspenDental
ROSS DRESS FOR LESS
ULTA BEAUTY
BED BATH & BEYOND
DICK'S SPORTING GOODS
Gordmans
DOLLAR TREE
sleep **number** **Pizza Ranch**

Walmart
HAIR DISTRICT
Starion BANK
GameStop

pure barre
CANDLEWOOD SUITES
DUNN BROTHERS COFFEE
CHOICE BANK
WINGATE BY WYNDHAM
STARBUCKS COFFEE
MACKENZIE RIVER PIZZA CO.
Chargers Tackle

83

83

16,880 VPD

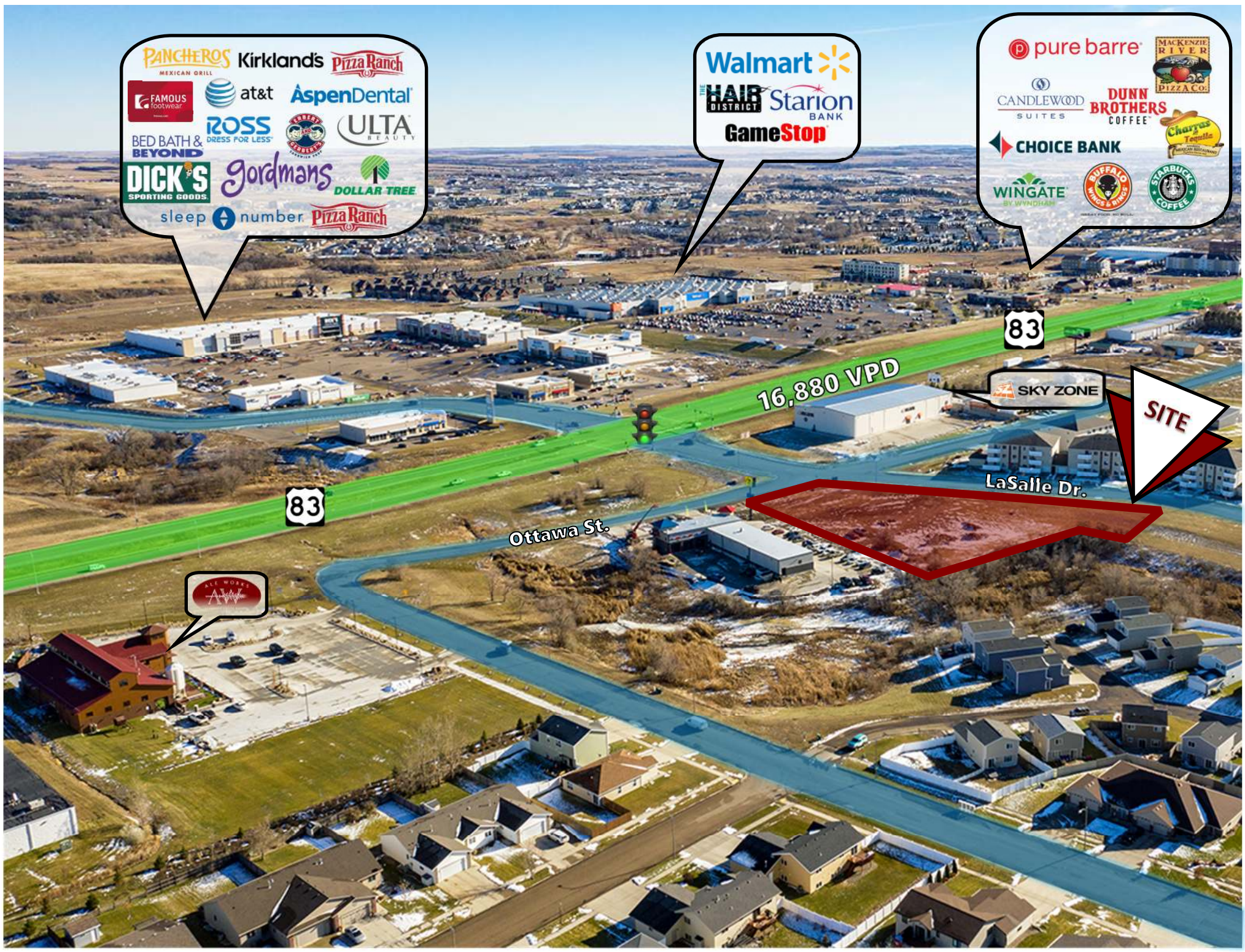
Ottawa St.

LaSalle Dr.

SKY ZONE

SITE

ALL WORKS
AW





CASH WISE
MONEY MARKET

SKY ZONE

SITE

E LaSalle Dr.

Walmart

DICK'S
SPORTING GOODS
ROSS
DRESS FOR LESS
BED BATH & BEYOND
Gordmans
Michaels

16,880 VPD

83

**No Build
Easement Area**

Ottawa St.

TIRE PLUS
TOTAL CAR CARE

TRACTOR SUPPLY CO
FURNITURE ROW


DANIEL COMPANIES
The Leader in Commercial Real Estate

Taylor Daniel | Vice President
Commercial Realtor®
Taylor@DanielCompanies.com

Bill Daniel | President
CCIM, Broker
Bill@DanielCompanies.com

DanielCompanies.com





DANIEL COMPANIES

The Leader in Commercial Real Estate



**Bill Daniel, CCIM | President
Commercial Broker**



701.220.2455

Bill@DanielCompanies.com



**Taylor Daniel | Vice President
Commercial Realtor®**



701.391.4262

Taylor@DanielCompanies.com

Serving commercial real estate clients with unmatched market knowledge, experience and a well-deserved reputation for integrity. They know the Bismarck-Mandan commercial real estate market better than anyone.

Powerful Team. Powerful Process. Powerful Results.