

8,256 SF SHOP/OFFICE SPACE ON 4 AC

TWO BUILDINGS

390 HIGHWAY 22 KILLDEER, ND 58640

FOR SALE & LEASE



SALE PRICE **\$568,750**
LEASE RATE **\$10.00 SF/YR**

PROPERTY HIGHLIGHTS

- Two buildings of shop and office space totaling 8,256 +/- SF
- Situated on an 80% stabilized 4 +/- AC
- Building 1 | 4,800 +/- SF | 1,600 +/- SF Office and 1,600 +/- SF Mezzanine Storage | (4) Pull-up doors | Built 1983
- Building 2 | 3,456 +/- SF | Shop | (1) Pull-down door | Built 1998
- Parcel ID: 10-8199-011
- Zoned: Urban Commercial
- Located directly on Highway 22 which is the main north-south connector between Killdeer and Dickinson



Mike Elliott
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AERIAL



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ADDITIONAL PHOTOS



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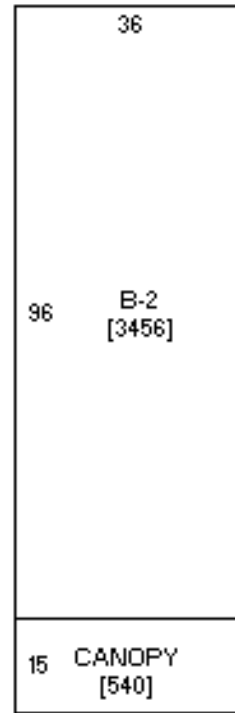
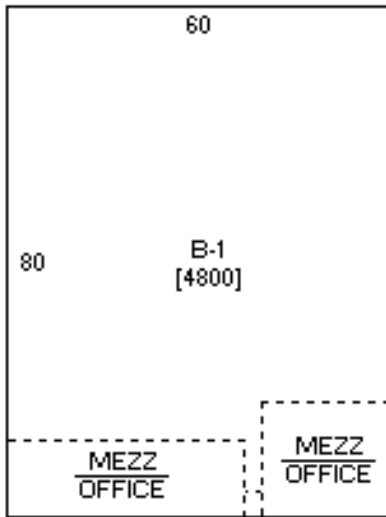
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FLOOR PLANS



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