

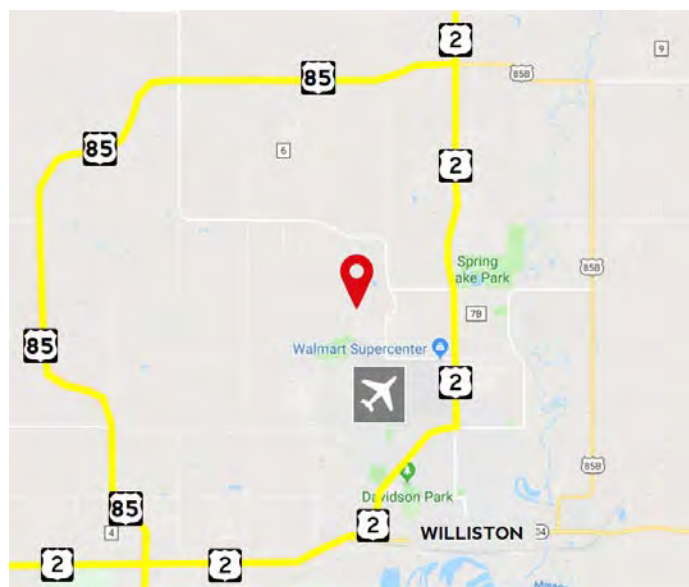
12,151 SF SHOP/OFFICE ON 5 TO 14 AC FOR SALE OR LEASE IN WILLISTON

5302 22ND AVENUE WEST, WILLISTON, ND 58801



PROPERTY OVERVIEW

- **FOR SALE: CALL FOR PRICING**
- **FOR LEASE: \$15/SF NNN**
- **Each additional AC after 5 AC is \$1,000/AC/MO**
- 12,151 SF industrial and office building on 14+/- AC
 - 7,651 SF office space
 - 4,500 SF industrial space
- (2) 16' drive through bays
- 135 truck plug-ins
- One bay equipped with a pit
- Located just five miles northwest of downtown Williston and two miles west of Highway 2
- Ideally located in the heart of Bakken oil and gas activity near to area suppliers and providers



**FOR MORE INFORMATION
PLEASE CONTACT**

Mike Elliott
Energy Real Estate Solutions
Managing Broker
+1 701 713 6606
mike.elliott@energyreco.com



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AERIAL



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EXTERIOR PHOTOS



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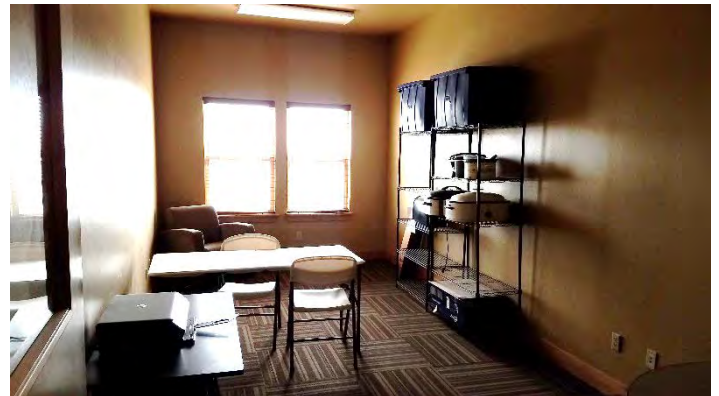
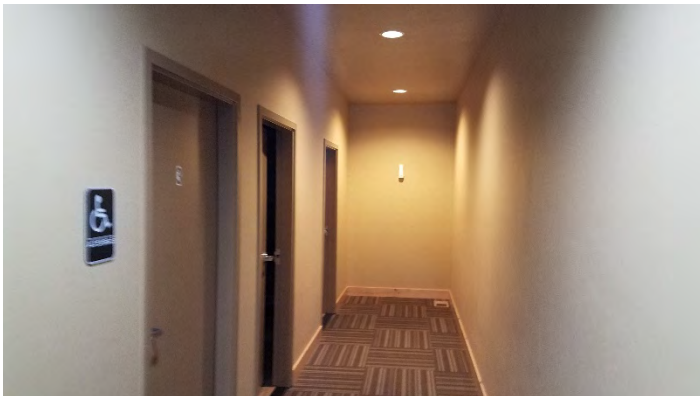
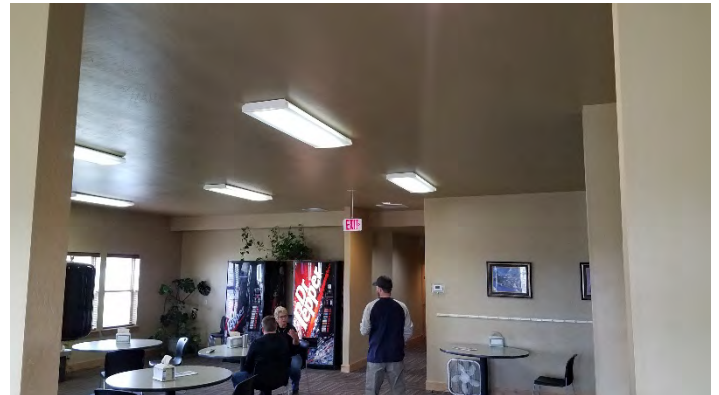
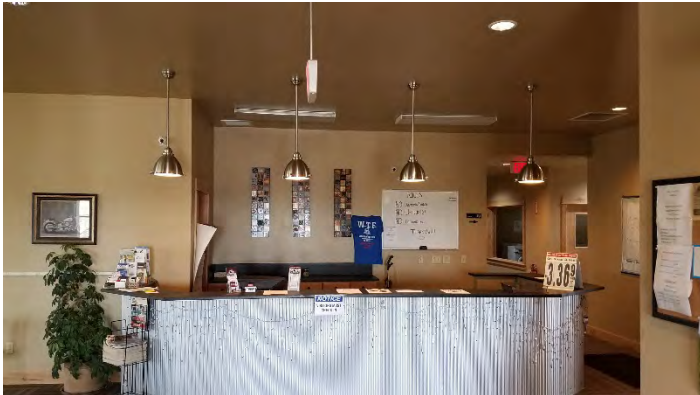
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INTERIOR PHOTOS



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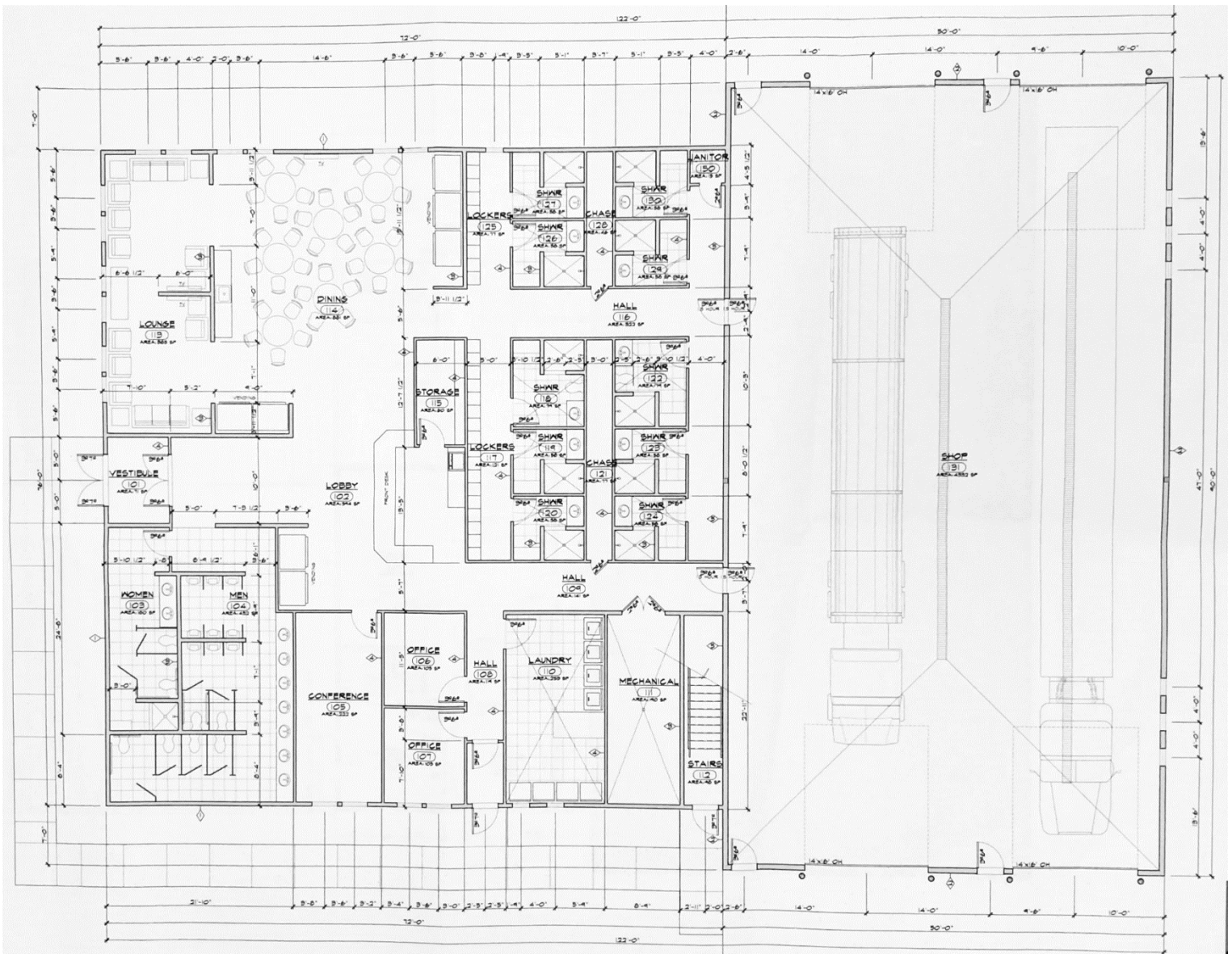
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FIRST FLOOR



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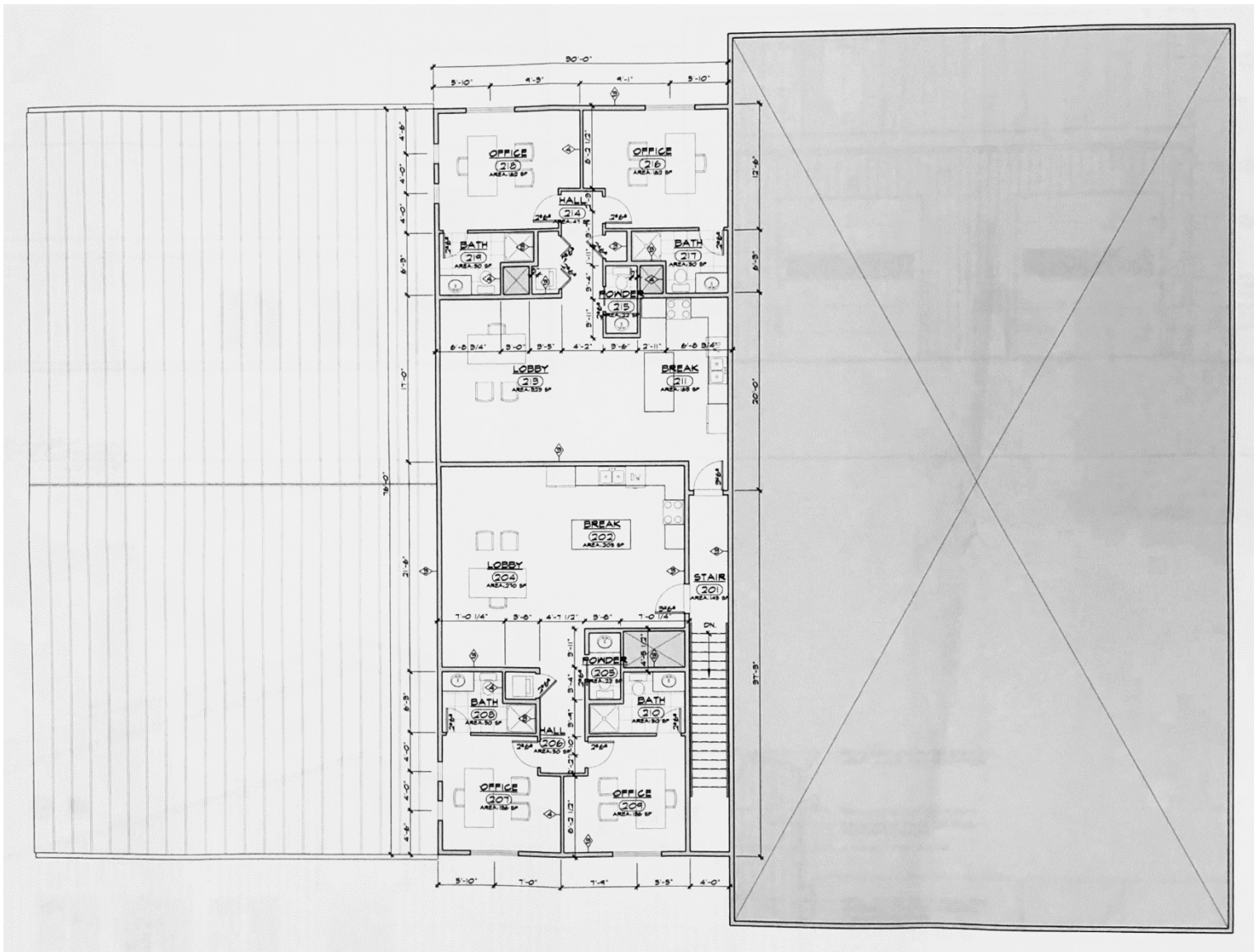
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SECOND FLOOR



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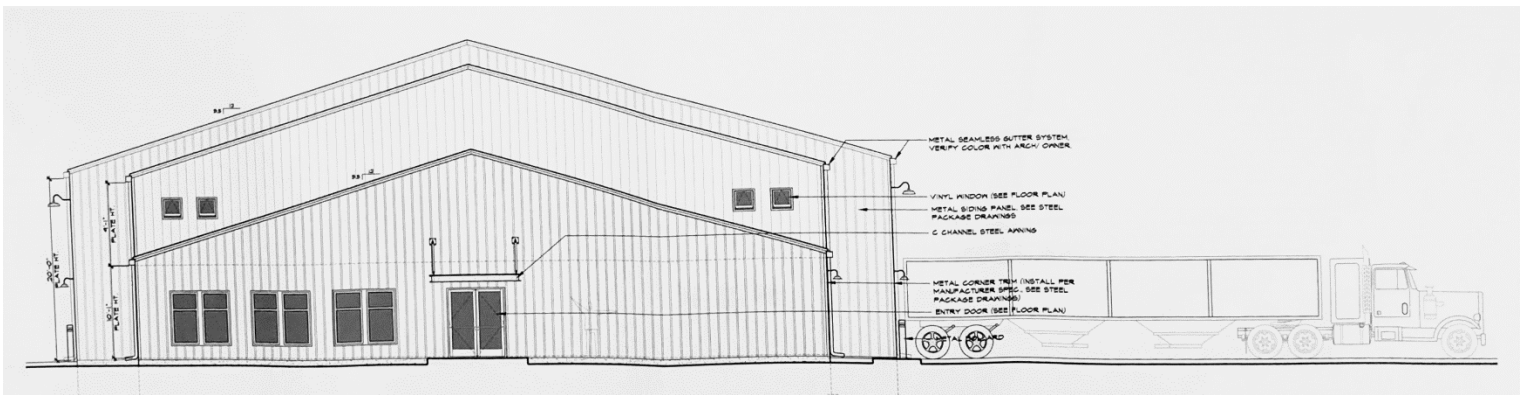
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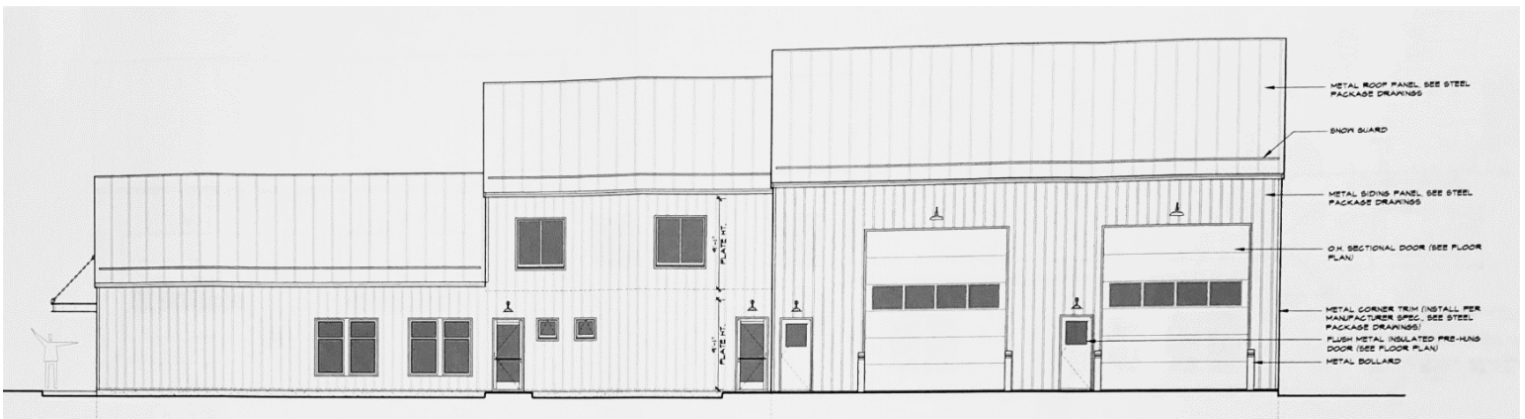
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ELEVATIONS



FRONT



SIDE

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