

# RETAIL FOR LEASE

420 E MAIN AVE | BISMARCK, ND





## PROPERTY DESCRIPTION

Newly renovated space in the historic Patterson Building is available for the first time ever. This lower level bar/restaurant space has polished concrete flooring, Men's and Women's bathrooms with all fixtures installed, a new bar, and new lighting and paint. There is ample room for seating in the bar area and a private meeting room. Great opportunity to create an underground venue.

\*Lease application may be required.

## PROPERTY HIGHLIGHTS

- Completely renovated interior
- Exterior stairwell access on N 5th Street under construction
- Newly installed bar with storage behind
- Private dining/meeting room
- Updated bathrooms, paint, and light fixtures

## OFFERING SUMMARY

Lease Rate Monthly:	\$4,775.00 per month (Includes \$640 Operating cost built in )
Lease Rate SF/Yr:	\$13.87 (Includes \$640 Operating cost built in )
Available SF:	4,130 SF
Building Size:	107,646 SF
Zoning:	DC-Core Zoning District











# DOWNTOWN BISMARCK PARKING

## MONTHLY AND HOURLY RATES

701-222-8954 FOR MORE INFO

### THIRD & MAIN RAMP

- Monthly Rent Rates:
- Level 2 - Reserved \$75.00
- Covered Parking \$64.00
- Roof-top Parking \$40.00
- Nights: 4 PM to 4 AM \$26.00
- Hourly: \$1.50/hr or \$8/day



### PARKADE: 6TH & BROADWAY

- Monthly Rent Rates:
- Covered Parking \$64.00
- Roof-top Parking \$40.00
- Nights: 4 PM to 4 AM \$26.00
- Hourly: \$1.50/hr or \$8/day



### GALLERIA: 7TH & BROADWAY

- Monthly rent rate is \$64.00
- Hourly: \$1.50/hr or \$8/day

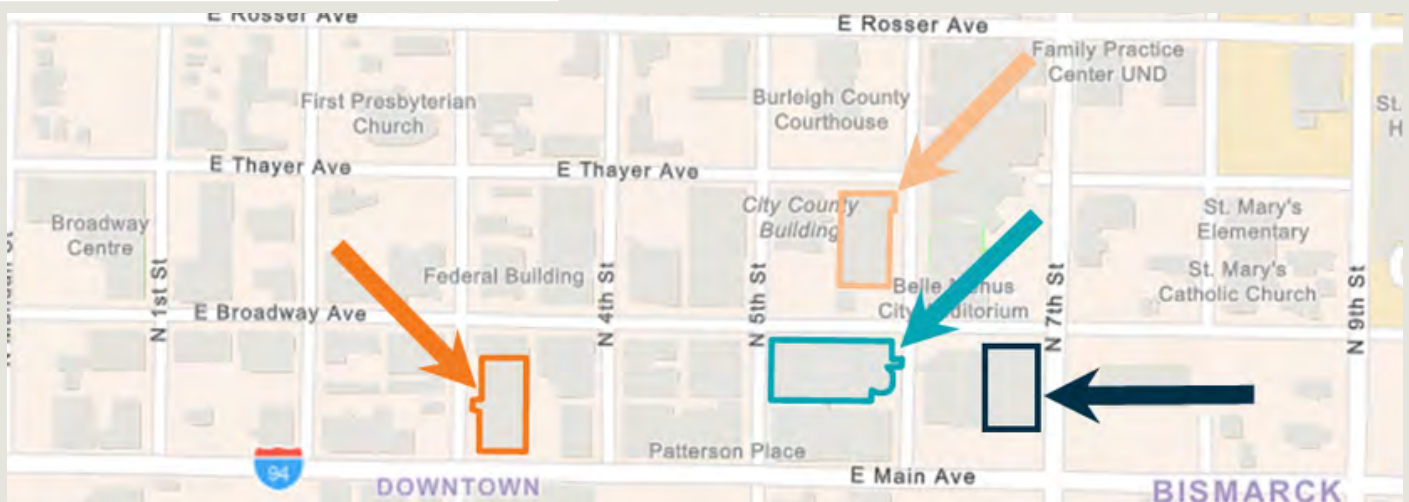


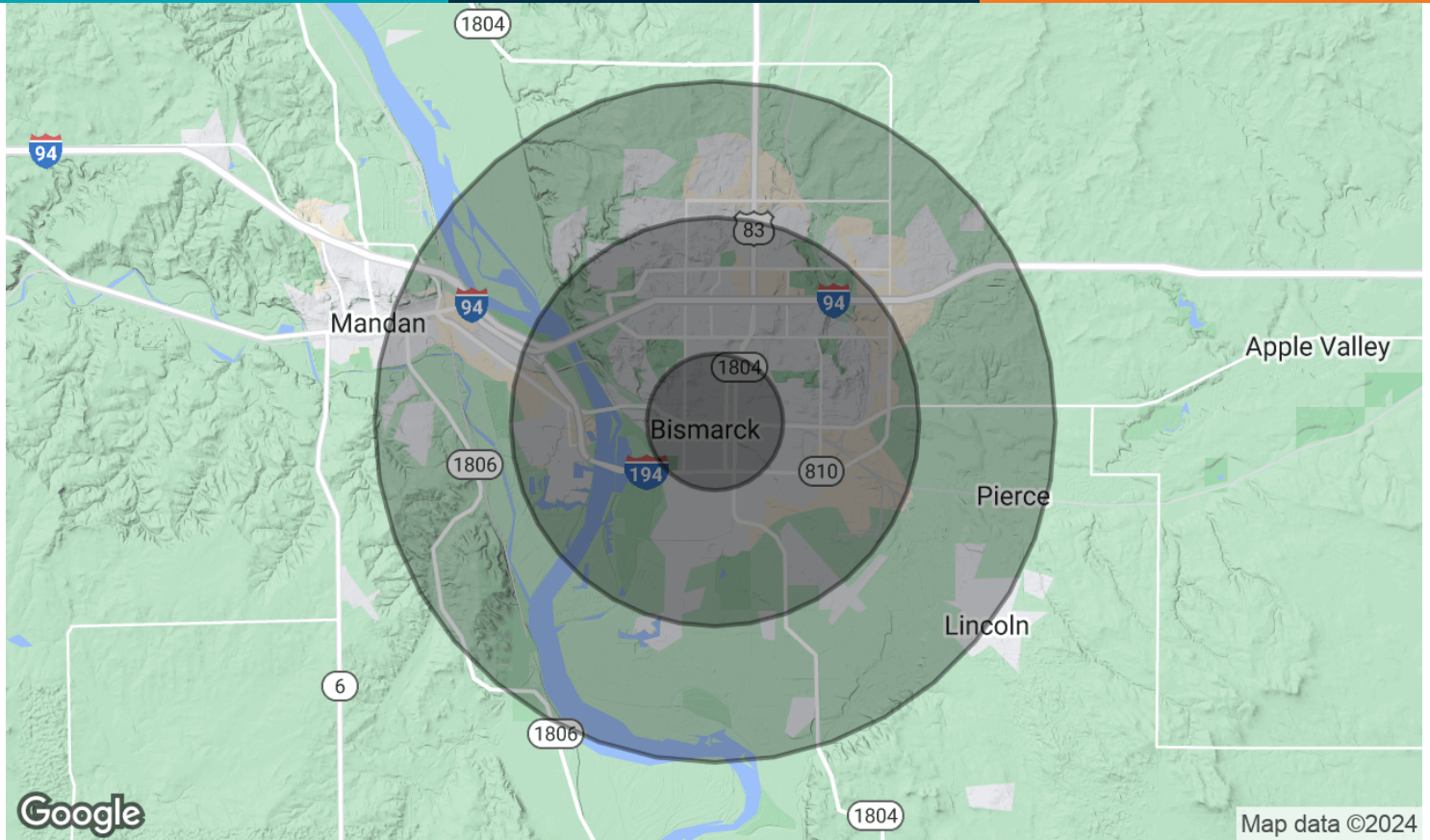
### SIXTH & THAYER RAMP

- Monthly Rent Rates:
- Covered Parking \$64.00
- Roof-top Parking \$40.00
- Hourly: \$1.50/hr or \$8/day



Please visit the Parkade office, 114 N. 6th Street, to sign up for monthly parking. [www.bismarckparkingauthority.com](http://www.bismarckparkingauthority.com)





POPULATION	1 MILE	3 MILES	5 MILES
Total Population	11,957	63,228	85,806
Average Age	37.9	38.3	38.1
Average Age (Male)	37.8	36.1	35.9
Average Age (Female)	38.5	41.1	41.1

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,835	28,847	37,829
# of Persons per HH	2.0	2.2	2.3
Average HH Income	\$45,964	\$56,799	\$62,826
Average House Value	\$135,252	\$140,405	\$147,953

\* Demographic data derived from 2020 ACS - US Census



# CRA

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