

LINE-X SHOP FOR SUBLEASE

6416 WICKUM ROAD, SUITE 300, WILLISTON, ND 58801



LINE-X SHOP: SUBLEASE!
4,000 SF COMMERCIAL
SHOP WITH OFFICE &
SHOWROOM



EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF: 4,000 SF

Lease Rate: \$6,000 per month (NNN)

Lot Size: 1.0 Acres

Building Size: 4,000 SF

PROPERTY OVERVIEW

Sublease of 4,000 Sq Ft of Functional Space. Great Location Just Off Highways 85 & 2 at 13 Mile Corner!
Total Size: 4,000 SF- 3,500 SF Shop & 500 SF Office/Showroom

PROPERTY HIGHLIGHTS

- Sublease of 4,000 Sq Ft
- Total Size: 4,000 SF- 3,500 SF Shop & 500 SF Office/Showroom
- Great Access & Location Just Off Highways 85 & 2.
- Near Hot Drilling Area at the 13 Mile Corner
- Two Drive-in Bays, One Drive Through Bay
- Current Tenant Outgrew Space
- Available For Immediate Move In

Proven Realty | 406.544.6489 | 3009 31st Ave. W #304A, Williston, ND 58801

ERIK PETERSON

701.369.3949

Erik@ProvenRealtyND.com

ND # #9328



PROPERTY DETAILS & HIGHLIGHTS

LINE-X SHOP FOR SUBLEASE

Linex: SUBLEASE!!! 4,000 SF Commercial Shop With Office & Showroom | 6416 Wickum Road, Suite 300, Williston, ND 58801

Property Name: LINE-X: SUBLEASE!!! 4,000 SF
Commercial Shop With Office &
Showroom

Property Address: 6416 Wickum Road, Suite 300,
Williston, ND 58801

Property Type: Industrial

Lot Size: 1.0 AC

Building Size: 4,000 SF

Rail Access: N/A

PROPERTY OVERVIEW

Sublease of 4,000 Sq Ft of Functional Space. Great Location Just Off Highways 85 & 2
Total Size: 4,000 SF, 3,500 SF Shop & 500 SF Office/Showroom

LOCATION OVERVIEW

Located at the 13 Mile Corner, Next to the Pilot Travel Center. Just Off Highways 85 & 2



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ADDITIONAL
PHOTOS



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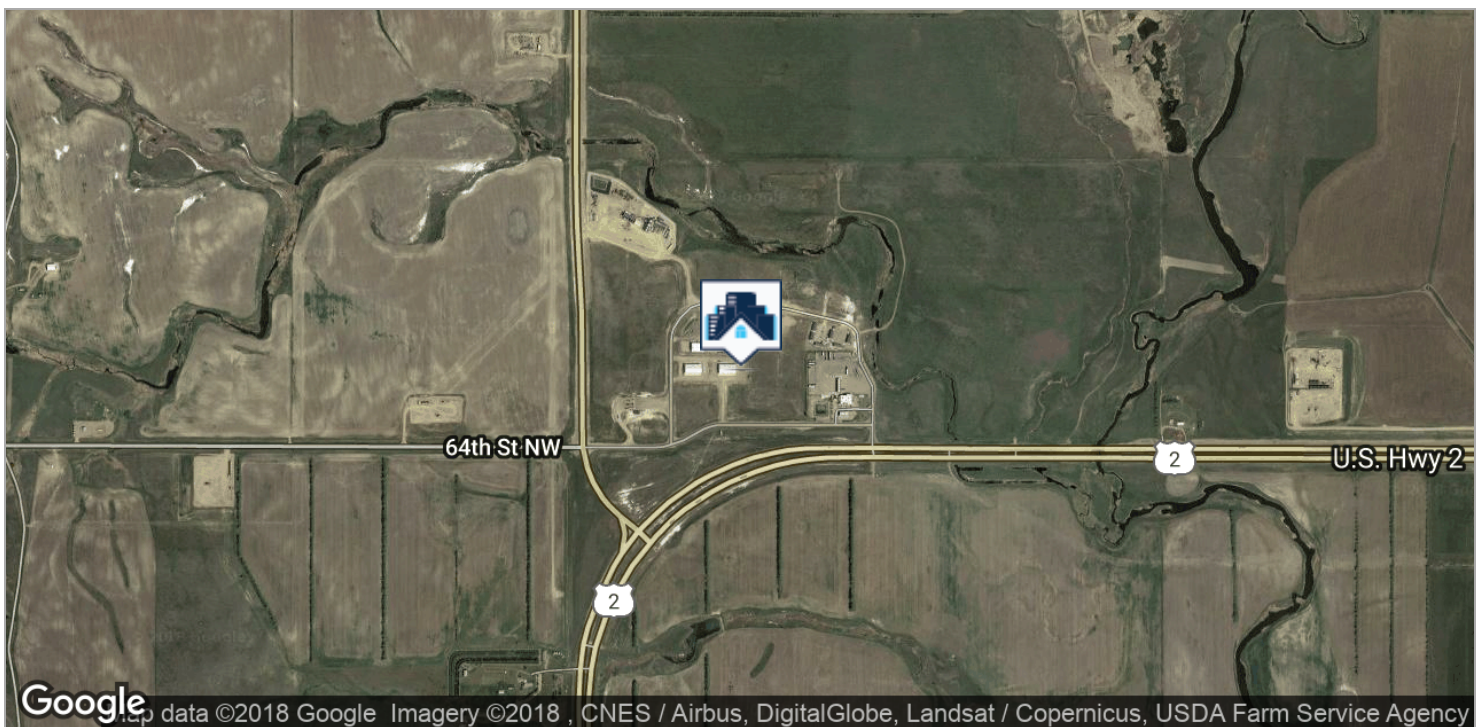
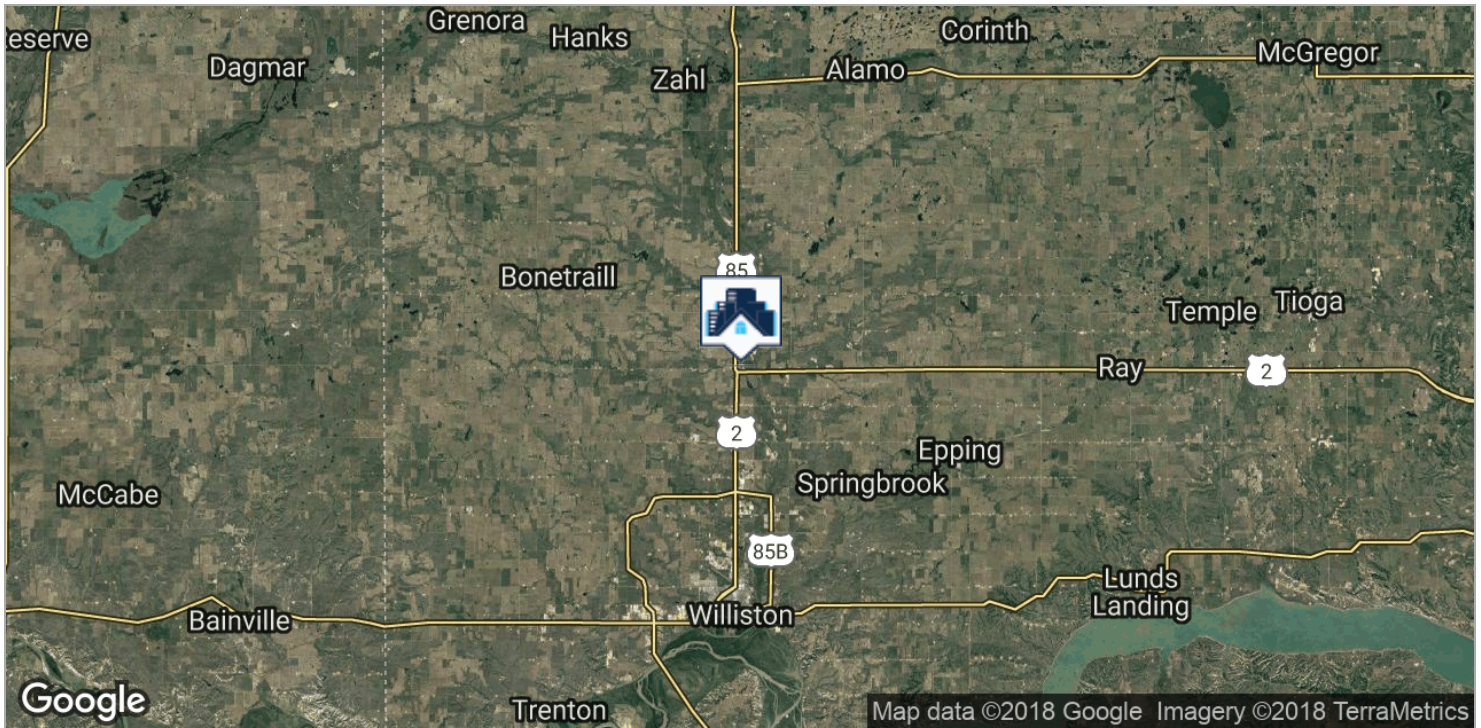
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LOCATION MAPS



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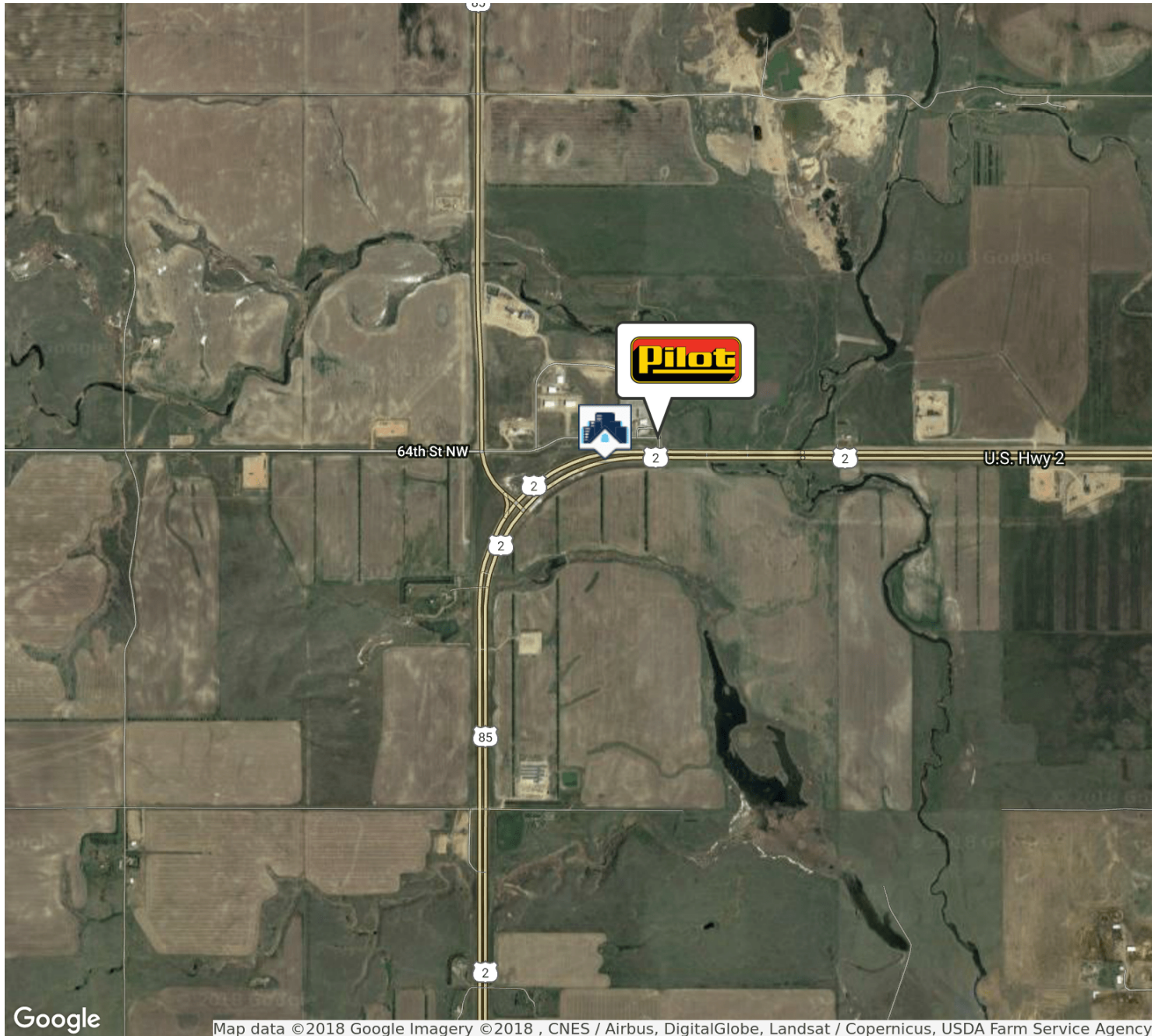
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RETAILER MAP



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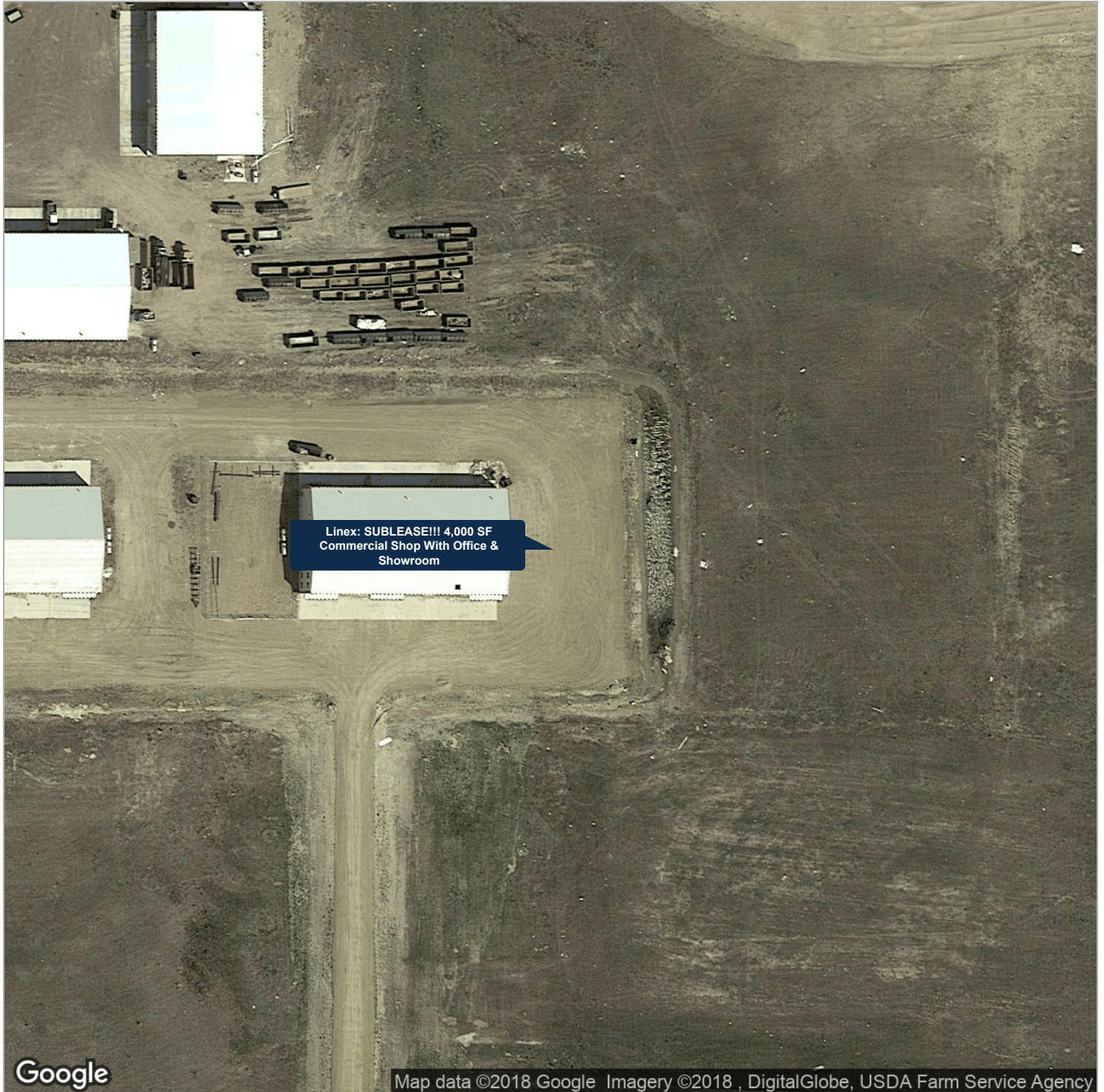
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AERIAL MAP



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ADVISOR BIO & CONTACT 1

ERIK PETERSON

Owner/Broker

3009 31st Ave. W #304A
Williston, ND 58801
T 701.369.3949
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PROFESSIONAL BACKGROUND

Erik Peterson is the founder of Proven Realty and brings extensive experience to the market. Erik was born and raised in Missoula, MT and grew up in a real estate family, where both of us his parents had licenses. Over the past six years, Erik has assisted property owners and tenants with all their real estate needs in North Dakota. In addition, Erik has helped Bakken companies create long term business relationships, develop real estate properties, sell & lease properties of all types, and find short and long term housing for families. He has previously held ownership interests in businesses in the Bakken which specialized in gravel transportation, potable water & septic hauling, porta potties and real estate development.

For the past 2 ½ years, Erik was a Salesperson at Energy Real Estate Solutions where he played a role in closing over \$10 million of real estate transactions and helped start their workforce housing division. Erik began his real estate career at Keller Williams, where he was their first licensed agent in Missoula, MT. Currently, KW has over 90 licensed agents in this market center.

Previously, Erik was President of Peterson Financial and spent 13 years helping investors reach their personal and financial goals. He held several investment licenses, each with a different specialty. He managed over 400 accounts in 7 states. In addition to his investment management expertise, he has consulted for several corporations to assist them to market, plan, and finance their businesses. This vast financial experience has given Erik a broad and diverse understanding of both corporate finance and business efficiency.

Erik and his wife Paula have four children, ages 24, 22, 18, and 15. When he is not working tirelessly to assist clients find property, he likes to hunt, fish, travel, and compete in Spartan Races.

EDUCATION

BA Business Administration (Magna Cum Laude)
- Eastern Oregon University-3.89 GPA
Masters Degree Business Administration
(Magna Cum Laude)
- University of Montana- 3.9 GPA

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