

MAPLE VALLEY SHOP CONDOS

6100 - 6130 36th Street S Fargo, ND 58104

Warehouse/Shop

CONDOS FOR SALE



SUMMARY

Shop condo units available for purchase in south fargo. Conveniently located just off of 1-29 and the 64th Avenue overpass.

Price: Starting at \$235,000

Unit Size: Starting at 1,500 Sq. Ft.

Taxes and Specials: To be determined

Year Built: 2023



1330 Page Drive South, Suite 200, Fargo, ND 58103

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DESIGNED & BUILT TO LAST

- Small Owner Community of Private Shops
- Engineered Deep Frost Footings
- Steel Frame Construction and Steel Siding
- Convenient Interstate Accessibility
- 25' x 60' (1,500 SF) bays
- Adjoining bays available to create a larger shop
- 18' sidewalls, 14' H x 14' W Overhead Door
- 36" Entrance door with awning
- Bathroom with ability to add shower
- Gas heater and ceiling fan
- Floor drain and LED lighting throughout
- Exterior windows in each unit
- Cost of ownership comparable to renting!
- Architectural modern design
- Designed for ability to add bonus loft area
- No headaches - professionally managed!



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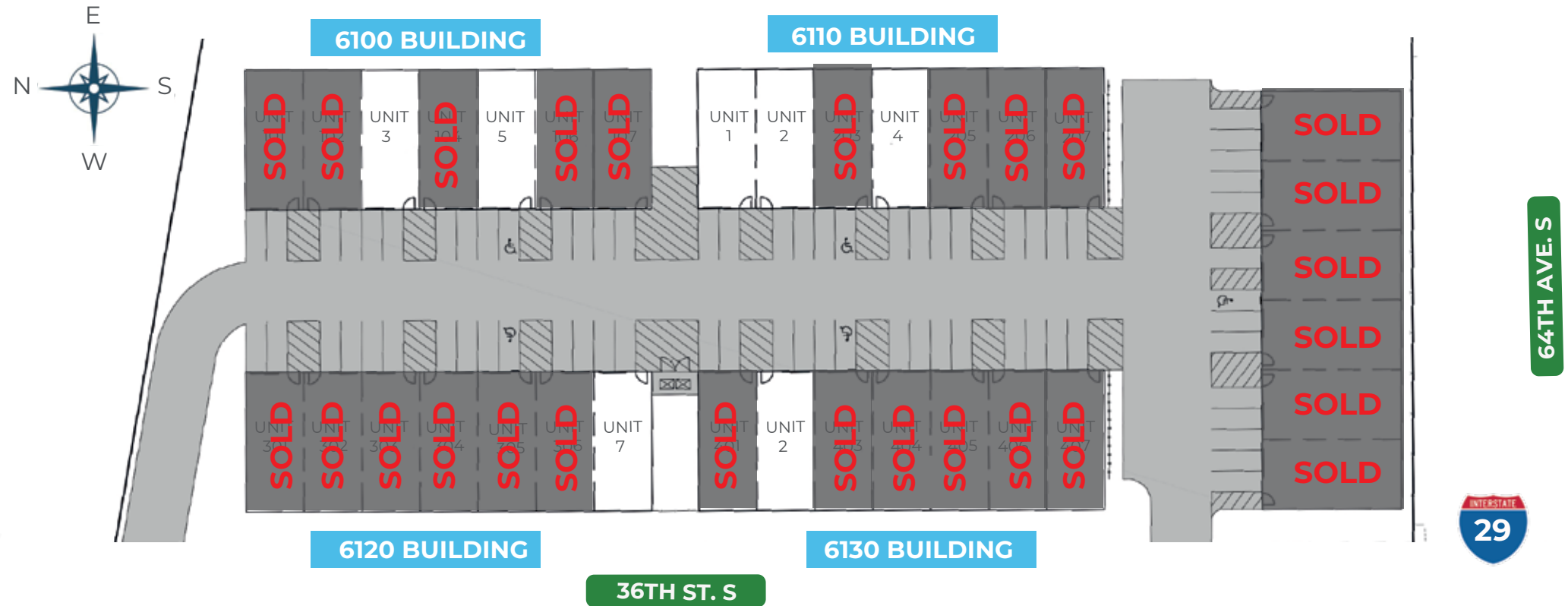
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SITE MAP



6100 BUILDING

- 1 **SOLD**
- 2 **SOLD**
- 3 \$235,000
- 4 **SOLD**
- 5 \$235,000
- 6 **SOLD**
- 7 **SOLD**

6110 BUILDING

- 1 \$295,000 *Windows/Mezzanine/Epoxy Floors
- 2 \$245,000 *Epoxy Floors
- 3 **SOLD**
- 4 \$285,000 *Mezzanine/Epoxy Floors
- 5 **SOLD**
- 6 **SOLD**
- 7 **SOLD**

6120 BUILDING

- 1 **SOLD**
- 2 **SOLD**
- 3 **SOLD**
- 4 **SOLD**
- 5 **SOLD**
- 6 **SOLD**
- 7 \$265,000 *Endcap unit w/ windows

6130 BUILDING

- 1 **SOLD**
- 2 \$250,000
- 3 **SOLD**
- 4 **SOLD**
- 5 **SOLD**
- 6 **SOLD**
- 7 **SOLD**

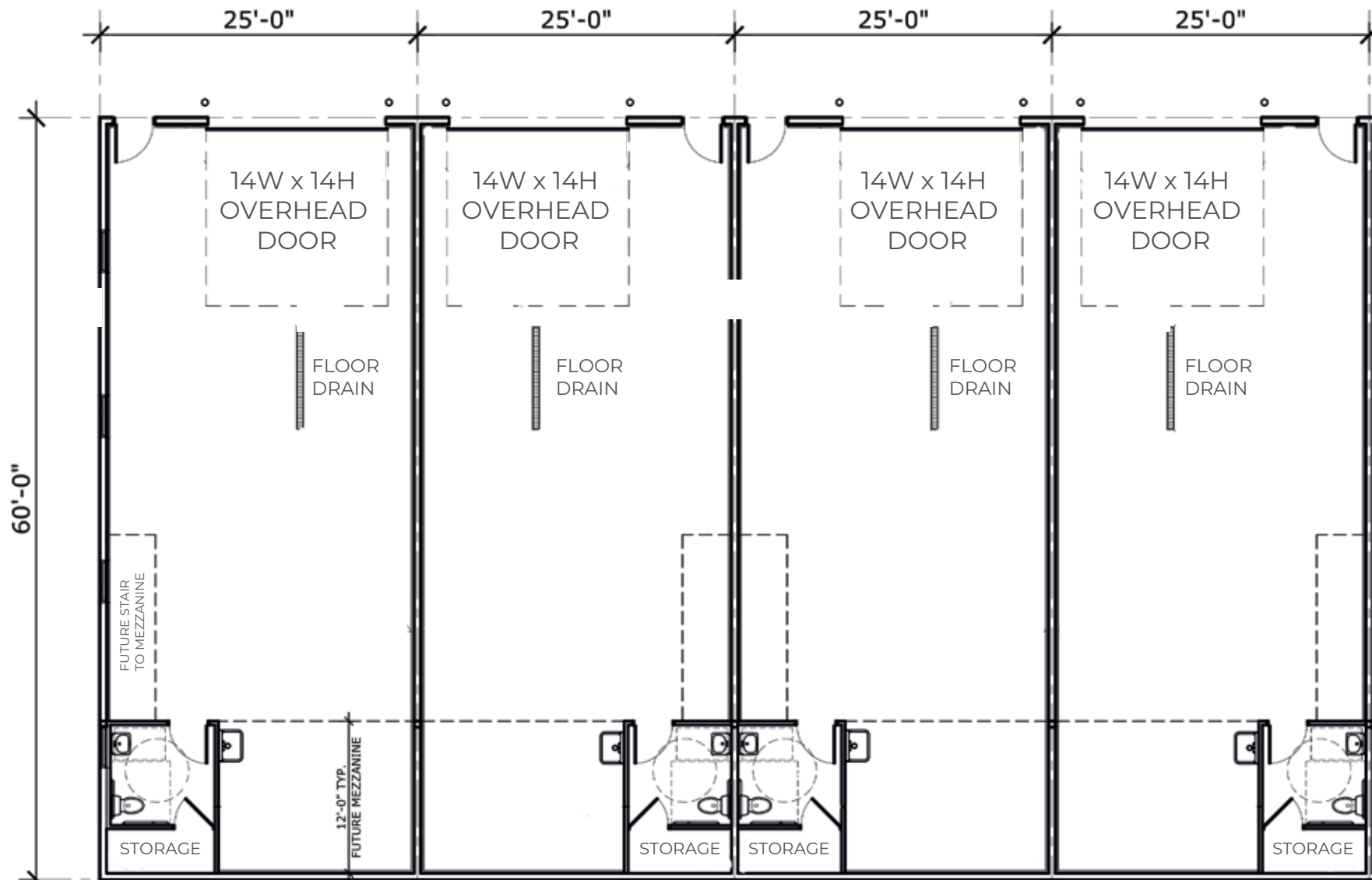
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SHOP CONDO LAYOUT



AERIAL MAP



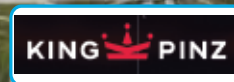
64TH AVENUE SOUTH OVERPASS

64th Avenue



52nd Avenue

52nd Avenue



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WITH OVER 25 YEARS OF COMBINED EXPERIENCE,
COMMERCIAL REAL ESTATE IS WHAT WE DO



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