

# OFFICE SUITES FOR LEASE

115 University Drive North, Fargo, ND 58102

MLS #25-806



**PROPERTY DESCRIPTION:** Now leasing offices in Midtown Mall. Excellent signage exposure with 14,895+ vehicles per day. Features shared restrooms, elevator access, convenient public transportation, and ample on-site parking. Additional \$1 PSF estimated for shared utilities.



PROPERTY RESOURCES GROUP

[www.PropertyResourcesGroup.com](http://www.PropertyResourcesGroup.com)

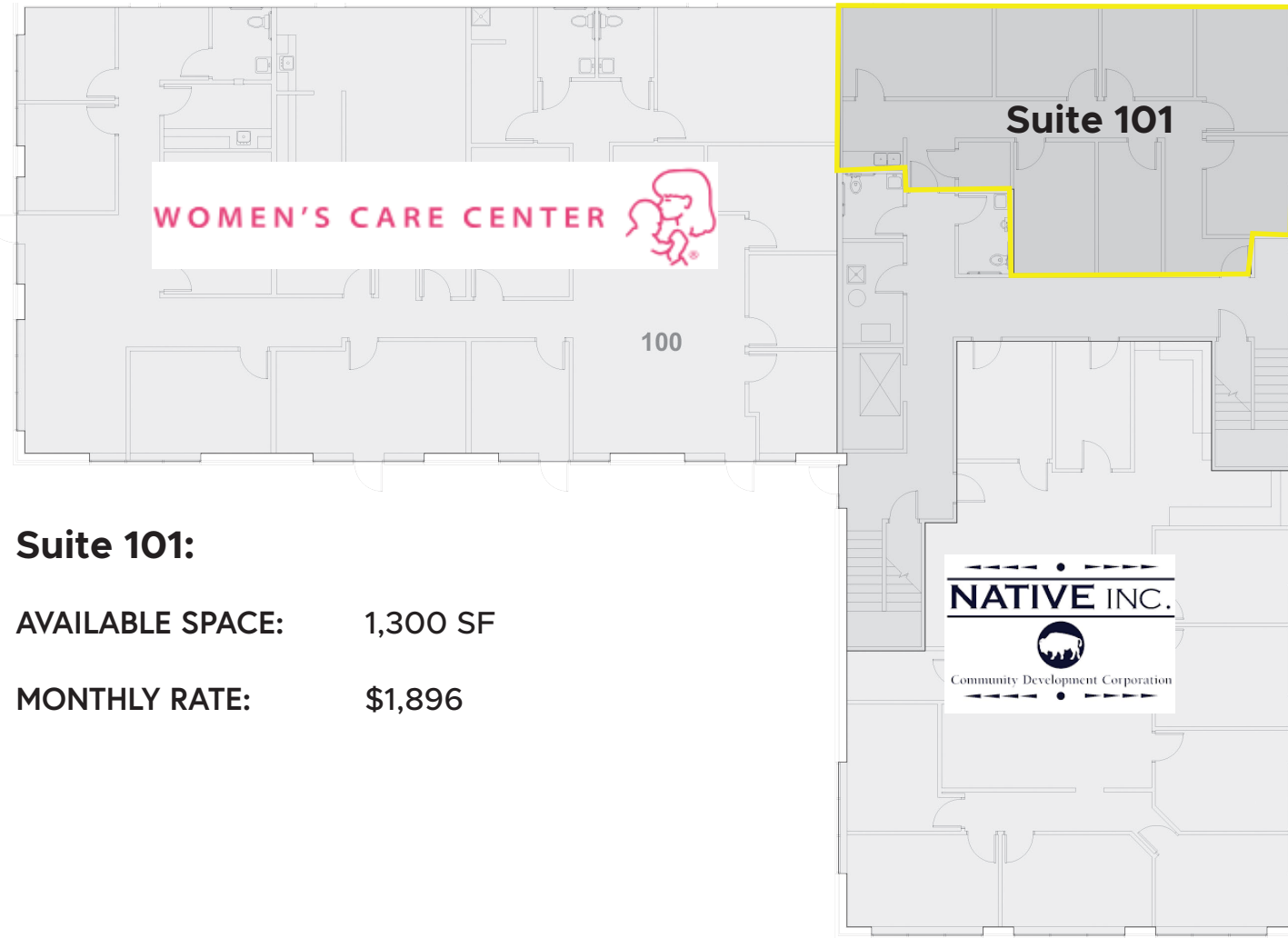
**SIERRA WENDT** | REALTOR®

701.499.3949

[sierra@prgcommercial.com](mailto:sierra@prgcommercial.com)

All information contained herein is believed to be true, but should be verified to the buyer's satisfaction in case of error, typographical or otherwise. All information is subject to change without further notice.

Floor Plan: Ground Floor



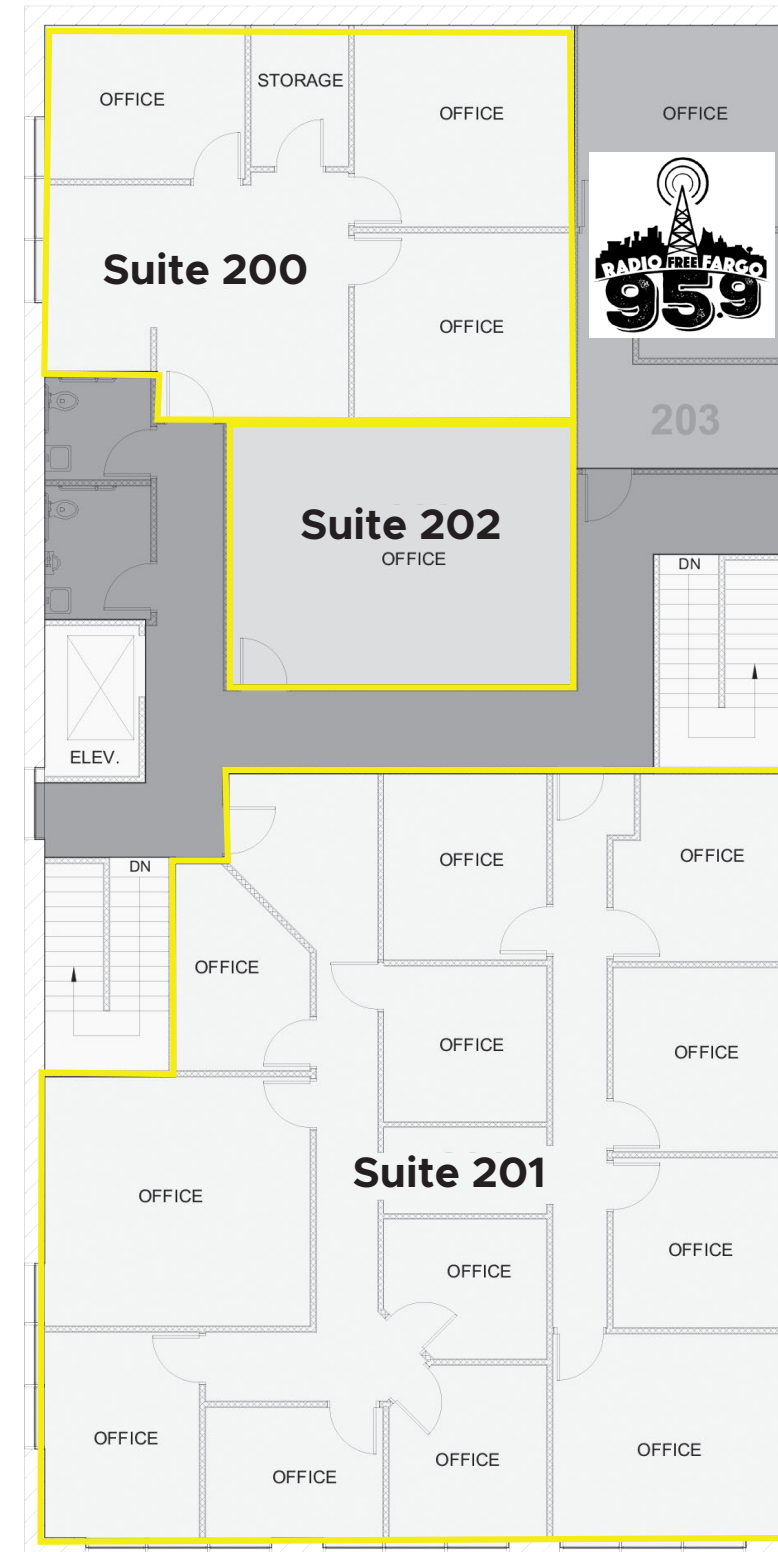
**Suite 101:**

AVAILABLE SPACE: 1,300 SF  
 MONTHLY RATE: \$1,896

**PRICING BREAKDOWN FOR INDIVIDUAL SUITES**

LEASE RATE: \$11.00 PSF  
 ESTIMATED CAM: \$5.50 PSF  
 ESTIMATED UTILITIES: \$1.00 PSF

Floor Plan: Second Floor



**Suite 200:**

AVAILABLE SPACE: 1,067 SF  
 MONTHLY RATE: \$1,556

**Suite 201:**

AVAILABLE SPACE: 2,765 SF  
 MONTHLY RATE: \$4,019

**Suite 202:**

AVAILABLE SPACE: 468 SF  
 MONTHLY RATE: \$683



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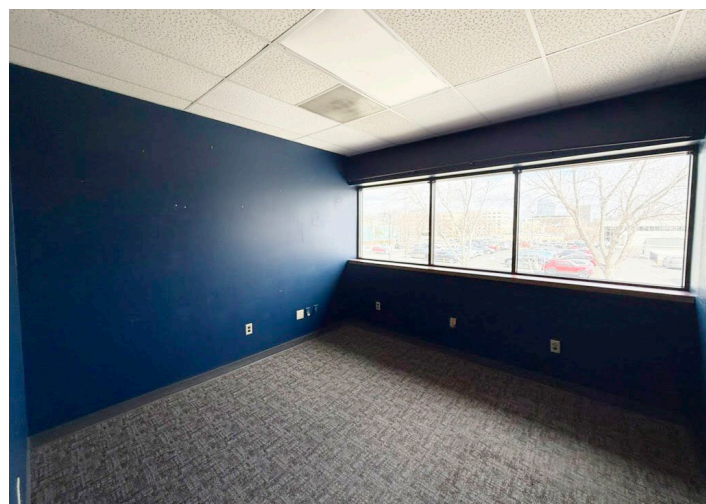
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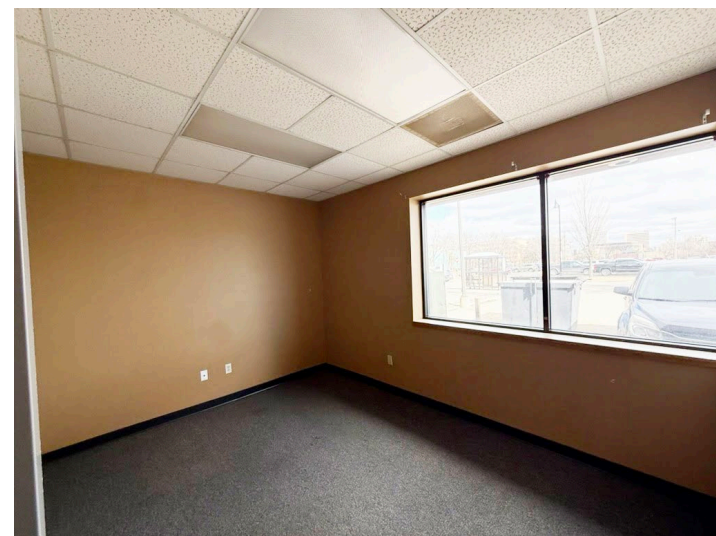
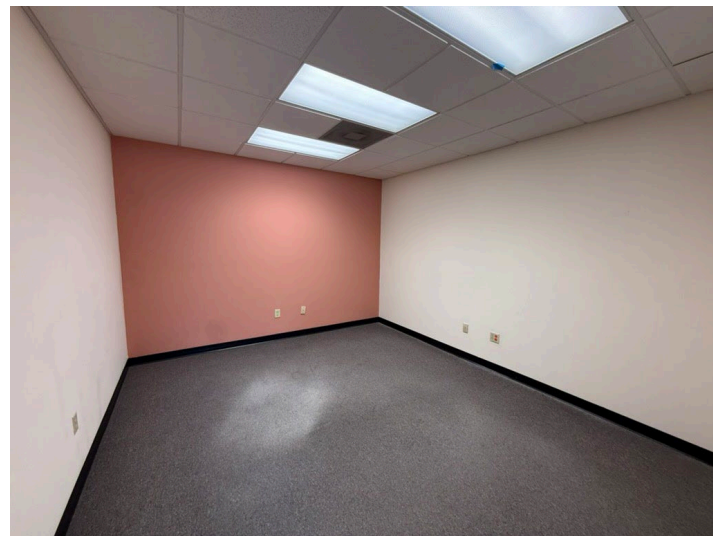
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