

15,631 SF INDUSTRIAL SHOP & OFFICE
3805 129F AVE SW, BELFIELD, ND 58622



15,631 SF INDUSTRIAL
SHOP & OFFICE NEAR
DAVIS REFINERY



EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$1,850,000
Lot Size:	8.34 Acres
Year Built:	2014
Building Size:	15,631 SF
Price / SF:	\$118.35

PROPERTY OVERVIEW

Looking for an industrial shop paired with professional office space? This exceptional property in Belfield, ND offers a rare opportunity to own or lease a versatile Industrial Shop and Office Facility situated on 8.34 acres. Boasting over 15,000 sq ft of combined space, this property includes more than 5,000 sq ft of well-designed, attached office space featuring 16 private offices, a large conference room, spacious foyer, reception area, and a dedicated break/training room--ideal for supporting a growing operation. The shop is built for functionality and efficiency with four drive-through bays, eight insulated overhead doors, and a dedicated drive-through wash bay equipped with drains and a sand/oil separator system. Radiant floor heating throughout the shop ensures year-round comfort and productivity. Constructed with quality and energy efficiency in mind, the office spaces showcase high-end finishes and custom details. Additional updates include newer lower-level flooring and a in the process of drilling a well for water. This property is designed to meet a wide range of commercial and industrial needs. Call today to

Proven Realty Brokered By Exp Realty | 701.369.3949 | 3210 27th St West, Williston, ND 58801

ERIK PETERSON
701.369.3949
Erik@ProvenRealtyND.com
ND #9328 MT #65900



PROPERTY DETAILS & HIGHLIGHTS

Property Name:	15,631 SF Industrial Shop & Office Near Davis Refinery
Property Address:	3805 129F Ave SW, Belfield, ND 58622
Property Type:	Industrial
Lot Size:	8.34 AC
Building Size:	15,631 SF
Year Built:	2014

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LOCATION OVERVIEW

In Belfield, ND. Located South of Interstate 94, near the Davis Refinery and major service companies.



SALE HIGHLIGHTS

- (4) Drive Through Bays
- (8) Insulated Overhead Doors
- (1) Drive Through Wash-Bay
- Trench Drains in Wash-Bay with Sand/Oil Separator System(s)
- Mezzanine Level Storage Area
- Radiant Floor Heating In The Shop
- Built To Support a 10 Ton Bridge Crane
- DAVIS REFINERY RECEIVES APPROVAL TO START CONSTRUCTION 2018

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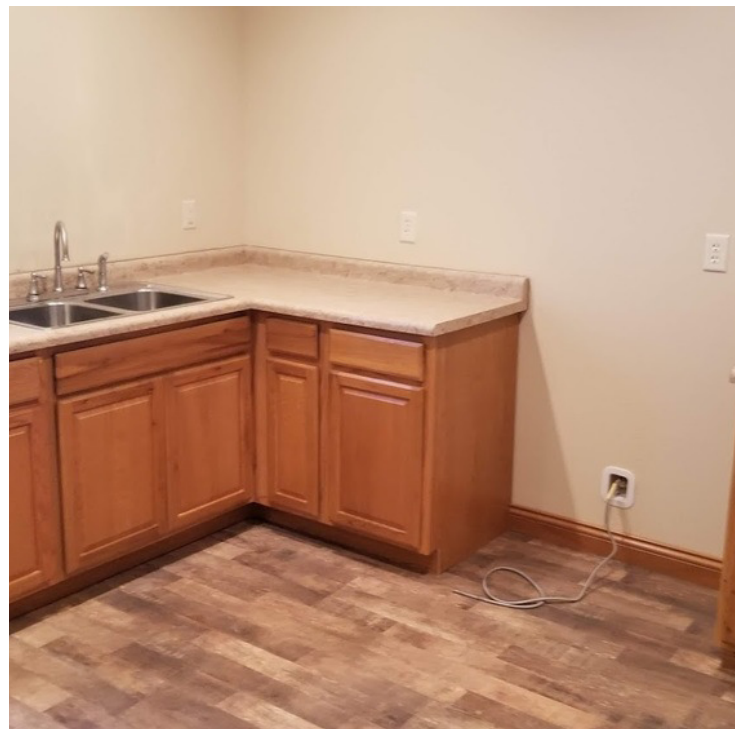


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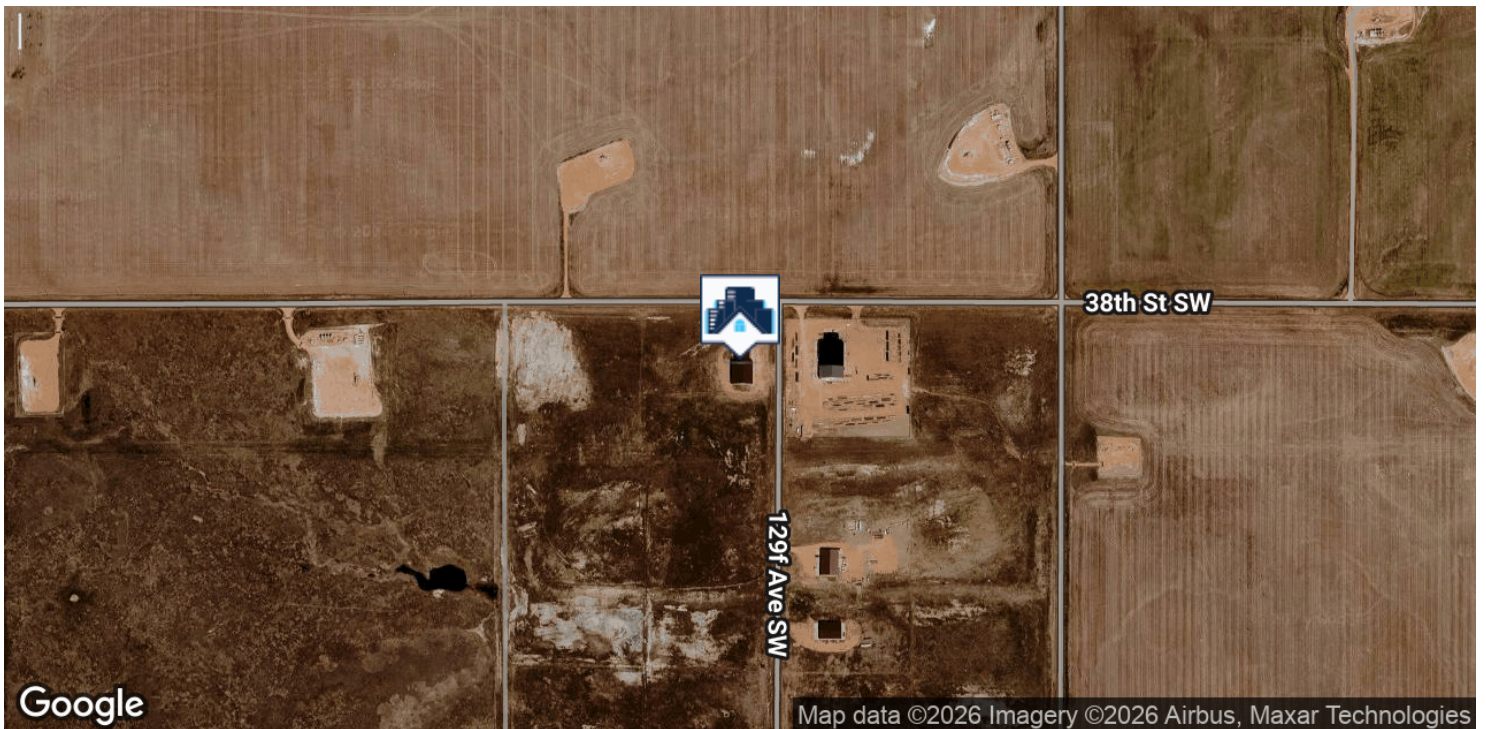
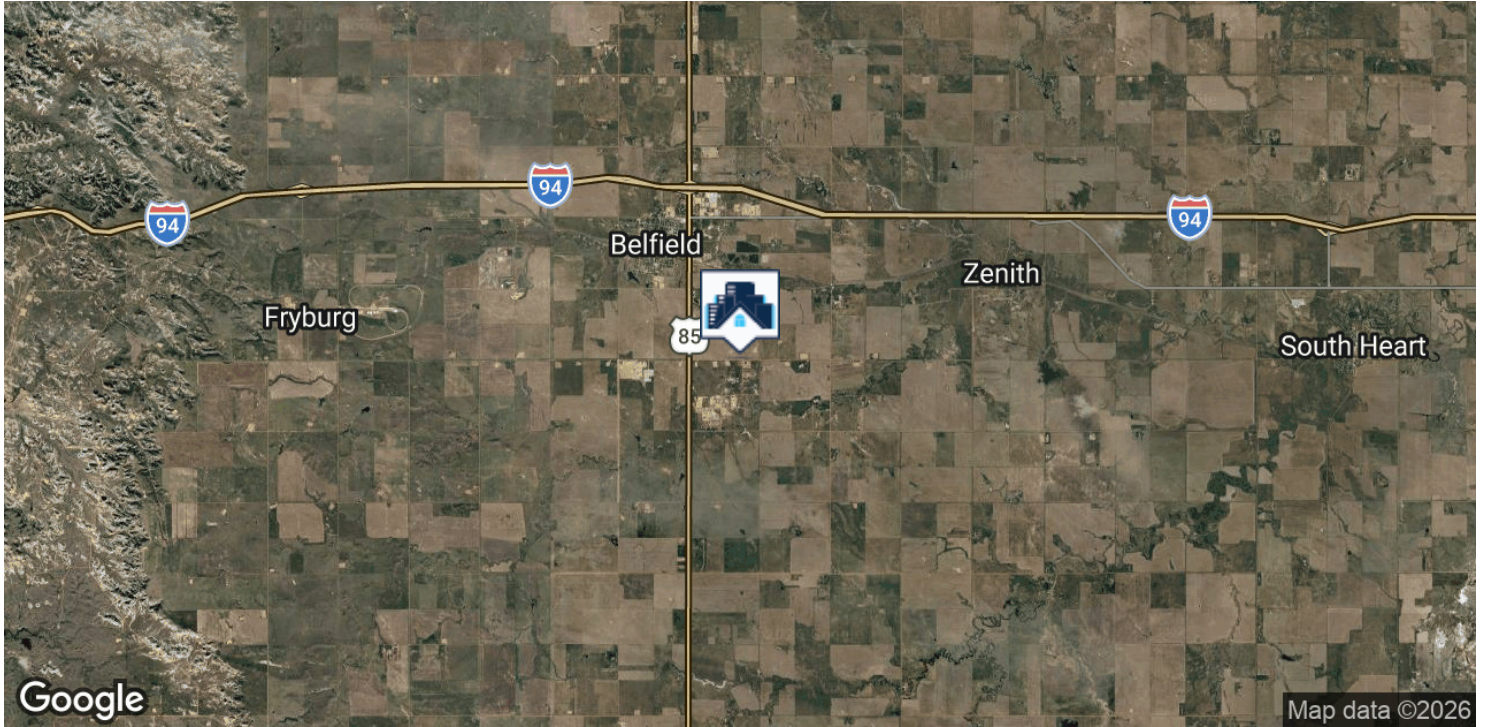


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LOCATION
MAPS

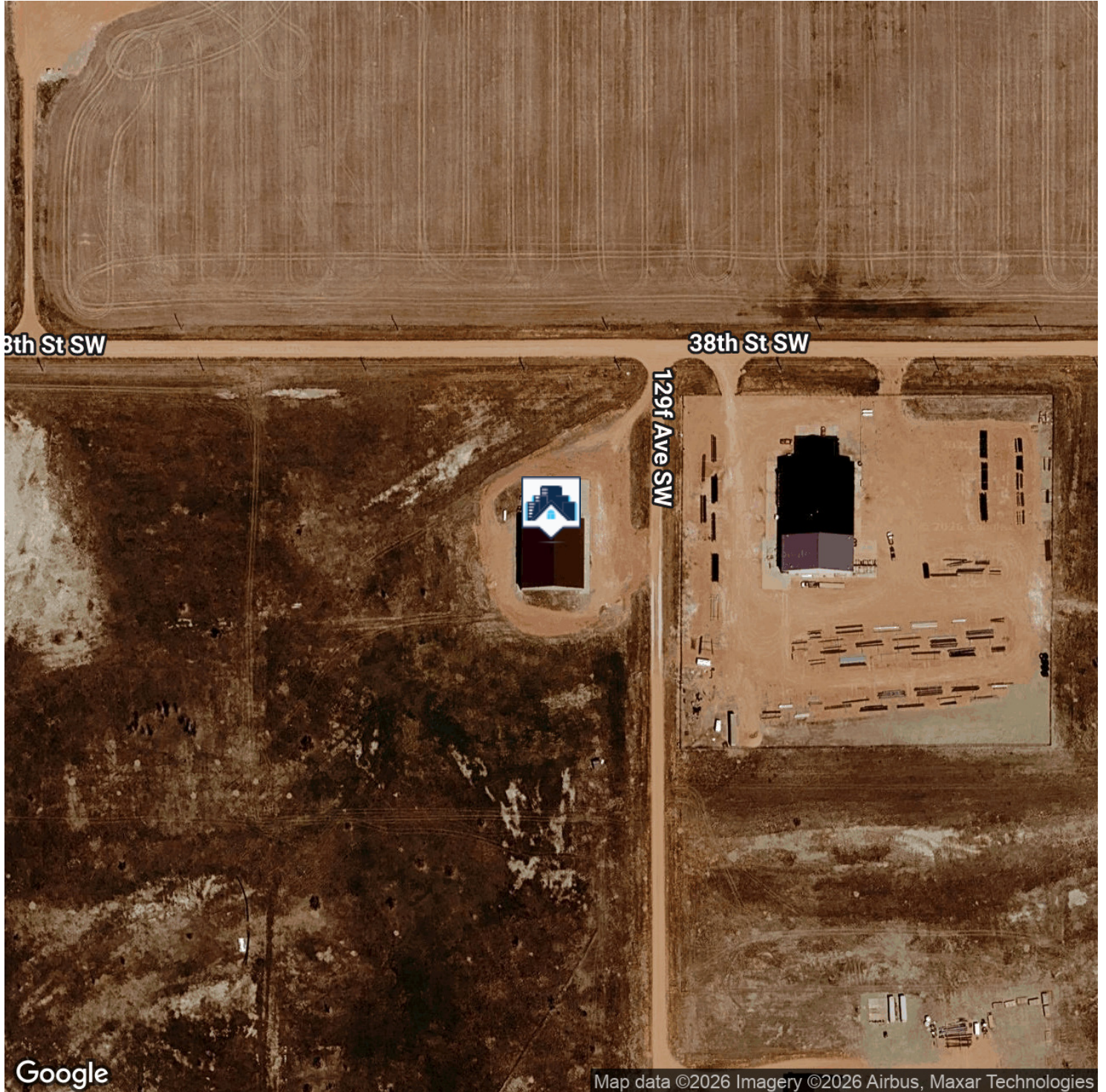


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AERIAL
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ADVISOR
BIO**ERIK PETERSON**

Owner/Broker

Erik@ProvenRealtyND.com

Direct: 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 his parents had licenses. Over the past eight 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.

Erik has been involved in over \$300 million worth of transactions in the Bakken. He founded Proven Realty in 2017. Previously, 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 100 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 has four children, ages 28, 26, 22, & 20. When he is not working tirelessly to assist clients with all of their property needs, he likes to hunt, fish, travel, and compete in Spartan Races.

EDUCATION

North Dakota Real Estate Broker Class-License #9328

Montana Real Estate Broker Supervising Endorsement-License #RRE-BRO-LIC-65900

BA Business Administration (Magna Cum Laude)- Eastern Oregon University-3.89 GPA

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