



# The Arch

Fargo, ND



## COMMERCIAL SPACE AVAILABLE

### ADDRESS

300 Main Avenue, Fargo, ND 58103

### PROPERTY DETAILS

Lease Rate	\$21/SF
Total Space	16,500± SF
Space Available	16,500± SF
Lease Term	5 Years
Date Available	2023
Available	2nd Floor
Style	Office/Retail
Built Out As	Shell Space
Fit-up Allowance	\$25/SF

Subdivided space available. Details and rates are subject to change at any time. Contact for more information.



701.866.1006  
EPICCompaniesND.com

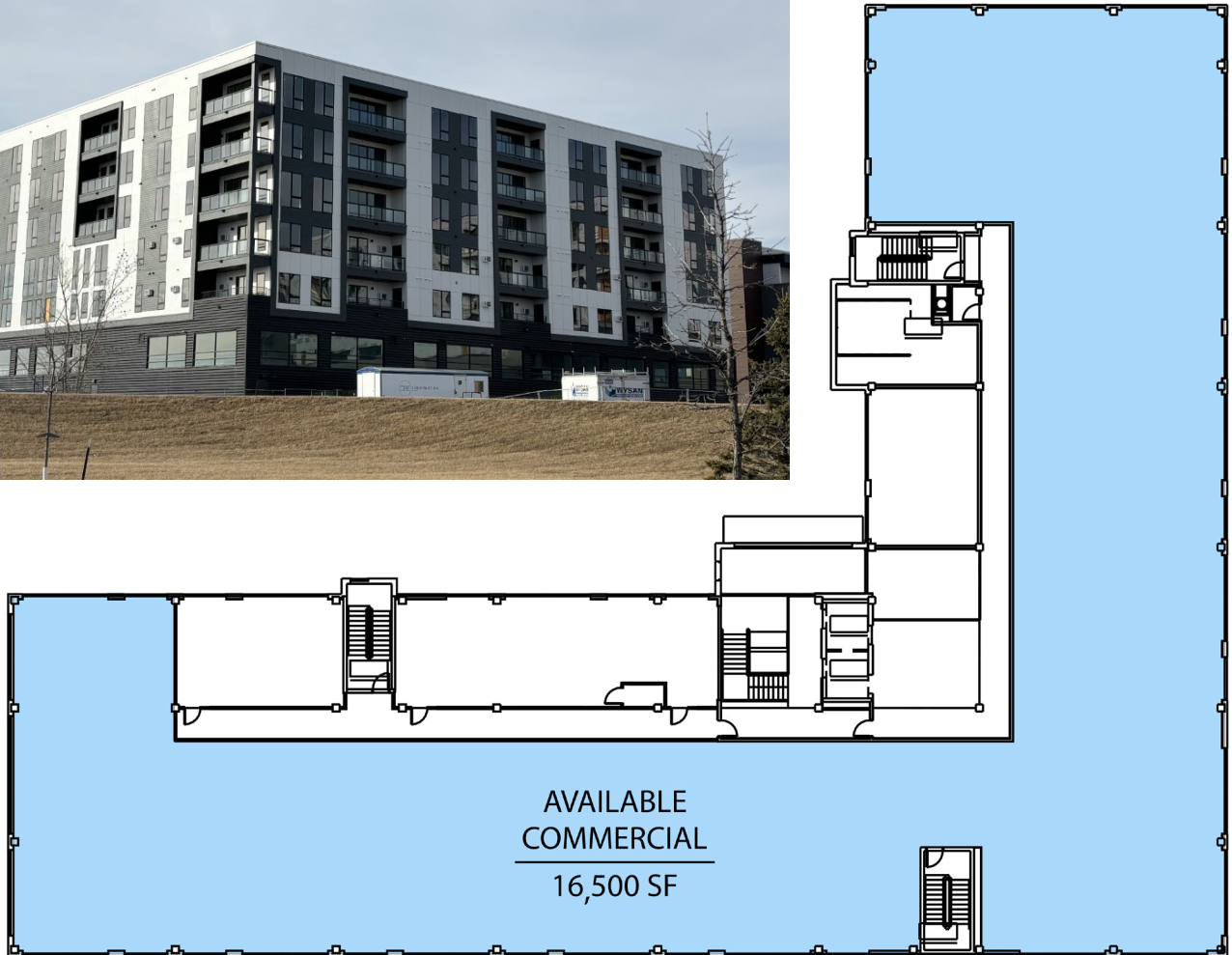






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### WALK SCORE

**76**

310 Main Avenue has a Walk Score of 76 out of 100. This location is Very Walkable, most errands can be accomplished on foot.

This location is in Fargo. Nearby parks include Liberty Park, Island Park and Dike East Park.

Source: Walkscore.com



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## PROJECT OVERVIEW

300 Main Avenue, Fargo, ND 58103



### OVERVIEW

This high-traffic street is known as Gateway Center because it connects Fargo and Moorhead with a prime location just past the river.

The Arch started construction in August of 2021 and will consist of commercial space, condos, and apartments. Surrounded by patrons, this prominent location will be sure to benefit any

type of business whether retail, office, customer service, and more.



### NEIGHBORHOOD FEATURES

Population (No. of People)		
.5 mile	1 mile	3 miles
2,715	13,999	90,342

Business (No. of Businesses)		
.5 mile	1 mile	3 miles
762	11,532	4,818

Employees (No. of Employees)		
.5 mile	1 mile	3 miles
8,813	24,849	76,948

Source: ESRI Business Analysis



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