

# COMMERCIAL SPACE FOR LEASE

**\$21.50/SF + CAM/TAXES | 3,200 SF AVAILABLE**

**4340 13th Ave SW, Fargo, ND 58103**



**Nancy Greenberg**

C: 701.219.1814

nancy@dakotacommercial.com

3168 41st St, Suite 1

Fargo, ND 58104





**COMMERCIAL SPACE FOR LEASE**  
**4340 13TH AVE SW, FARGO, ND 58103**

**PROPERTY OVERVIEW**

**Available immediately! High traffic location on 13th Avenue in the retail hub near West Acres Mall. Quick and convenient access to I-94 (East/West) and 1-29. (North/South)  
Other tenants in center include: TJ Maxx, Joann's, Party City, & Shoe Carnival.**

**List Price**

**\$21.50 /SF + CAM/Taxes**

**Available Space**

**3,200 SF**



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**TJ MAXX CENTRE**  
FARGO, NORTH DAKOTA

43RD ST S

44 ST SW

13TH AVE SW



SUITE	TENANT NAME	SQFT
101	Jo Ann Fabrics	19,952
102	Party City	12,021
40#1	TJ Maxx	31,614
40A	Torrid	3,158
40B	AVAILABLE	3,200
40B-1	Buff City Soap	2,555
40C	LeeAnn's Bridal and Bliss Pro	4,800
40E	Casual Male	3,200
40J	Milan Laser Hair Removal	1,600
40M	Shoe Carnival	12,000
40Q	Oshkosh	2,400
40R	Carters	4,800
40T	AVAILABLE	3,000
60	OfficeMax	16,853
60A	Eyecare Associates	4,362
60B	Accord Comfort Sleep Systems	2,123
60C	Pancheros Mexican Grill	2,400
70	Bed Bath & Beyond	30,000
70A	MJ Capelli Hair Salon	2,790
4330	Chase Bank	3,293

SITE LEGEND	
<span style="color: orange;">■</span>	Available
<span style="color: blue;">■</span>	Occupied
<span style="color: lightblue;">■</span>	Leased (Not Occupied)
<span style="color: grey;">■</span>	Not A Part
<span style="border: 1px dashed red; display: inline-block; width: 10px; height: 10px;"></span>	Site Boundary





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**[MAP - CLICK HERE FOR DIRECT LINK](#)**

