

LAND FOR SALE



163RD AVENUE SE

Mapleton, ND 58059



BRITTANEY VANDERHAGEN

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JIM BUUS

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LAND FOR SALE

JBC Commercial
real estate

163RD AVENUE SE

Mapleton, ND 58059



OFFERING SUMMARY

Sale Price:	\$225,000
Lot Size:	2 Acres
Parcel:	18-0650-00020-000
Zoning:	Commercial
Taxes 2020:	\$1,557.58
Legal:	NIJALEE ACRES ADDN LT 2 BLK 1

PROPERTY OVERVIEW

Commercial development land available just minutes from Fargo/West Fargo. This lot is right next door to Hage's Bar and Grill in Mapleton, North Dakota.



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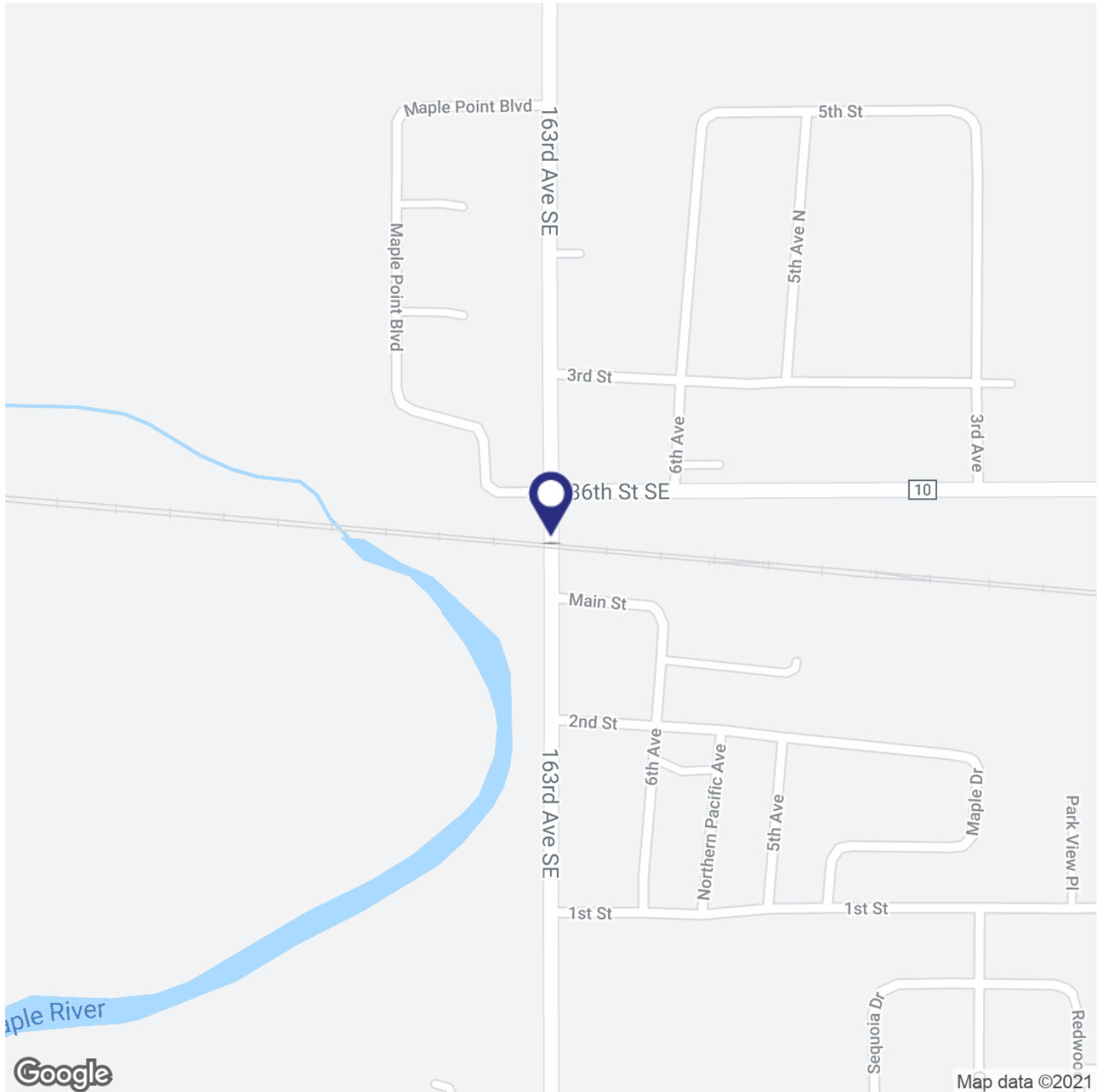
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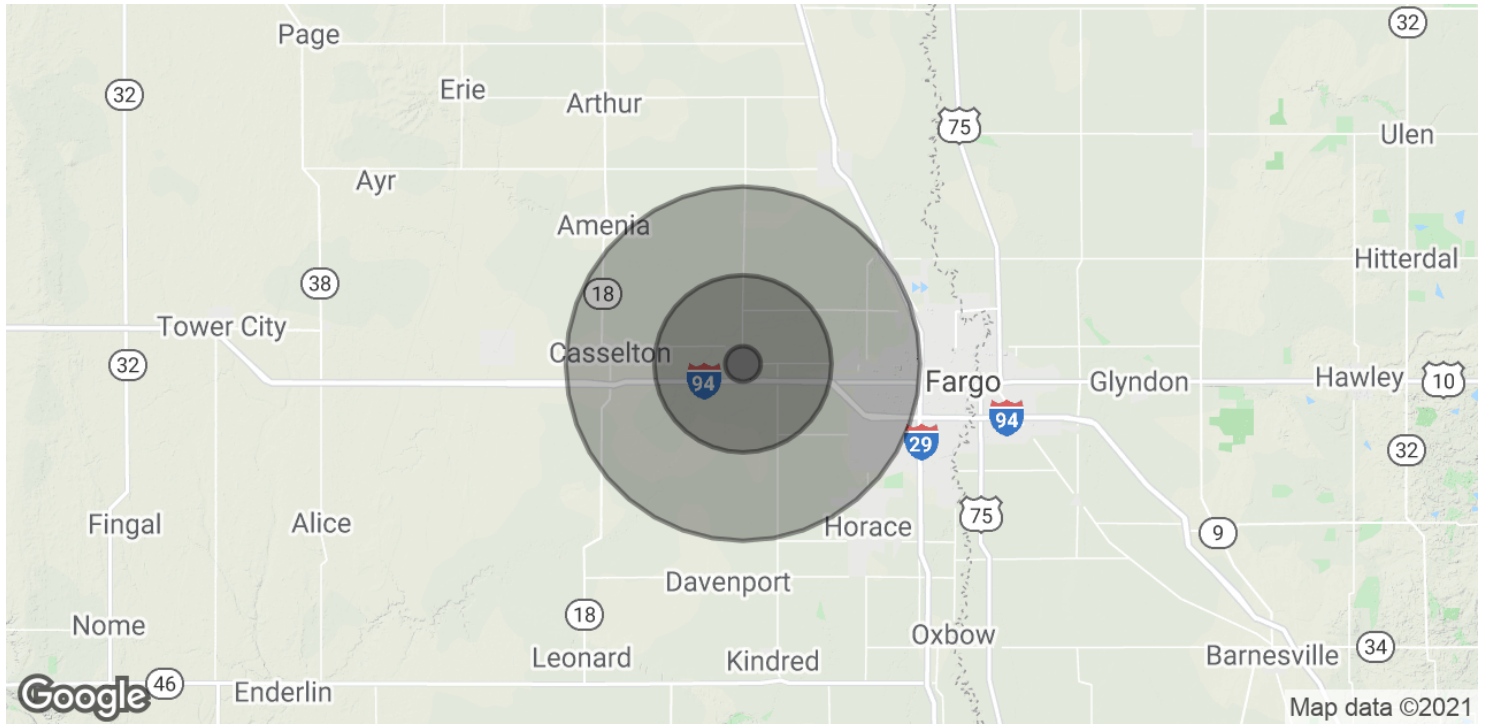
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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	118	5,176	21,560
Average age	35.7	31.0	32.1
Average age (Male)	36.5	31.1	32.1
Average age (Female)	34.6	31.0	32.2

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total households	39	1,949	8,329
# of persons per HH	3.0	2.7	2.6
Average HH income	\$98,083	\$87,324	\$80,891
Average house value		\$234,809	\$194,038

* Demographic data derived from 2010 US Census



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