



# Liberty Town Center

Fargo, ND



**Liberty**  
TOWN CENTER

## COMMERCIAL SPACE AVAILABLE

### ADDRESS

The Don | 5652 36th Ave S  
Falcon | 3670 Veterans Blvd  
Lincoln | 3680 Veterans Blvd

### PROPERTY DETAILS

CAM	\$6.50/SF
Total Space	18,000± SF
Space Available	16,900± SF
Lease Term	5 Years
Date Available	2023
Style	Office/Retail
Fit-up Allowance	\$25/SF

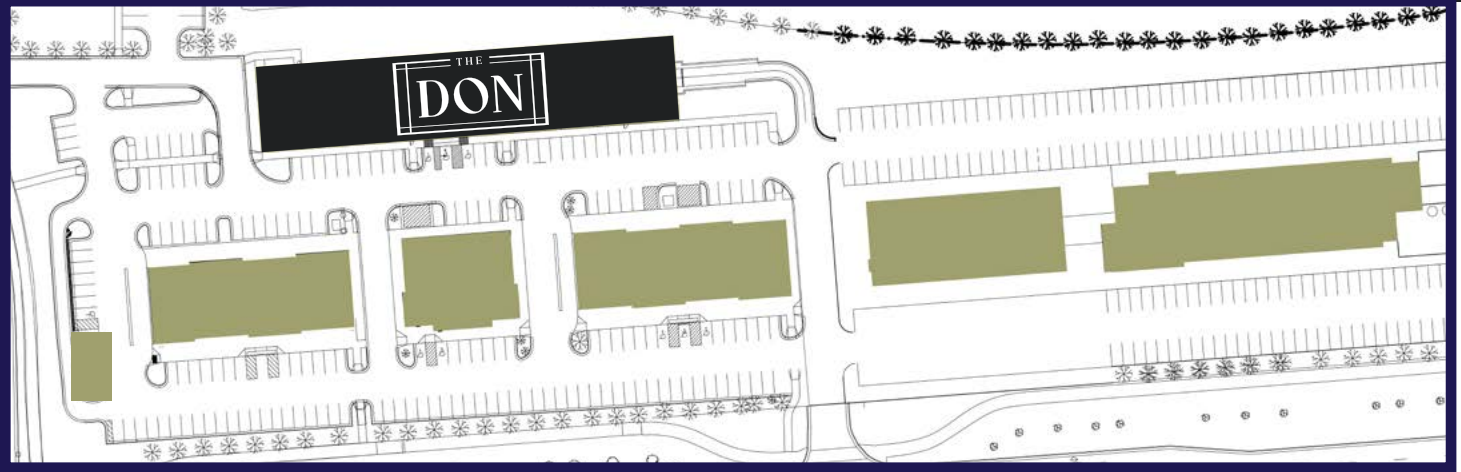


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**The Don**  
5652 36th Ave S



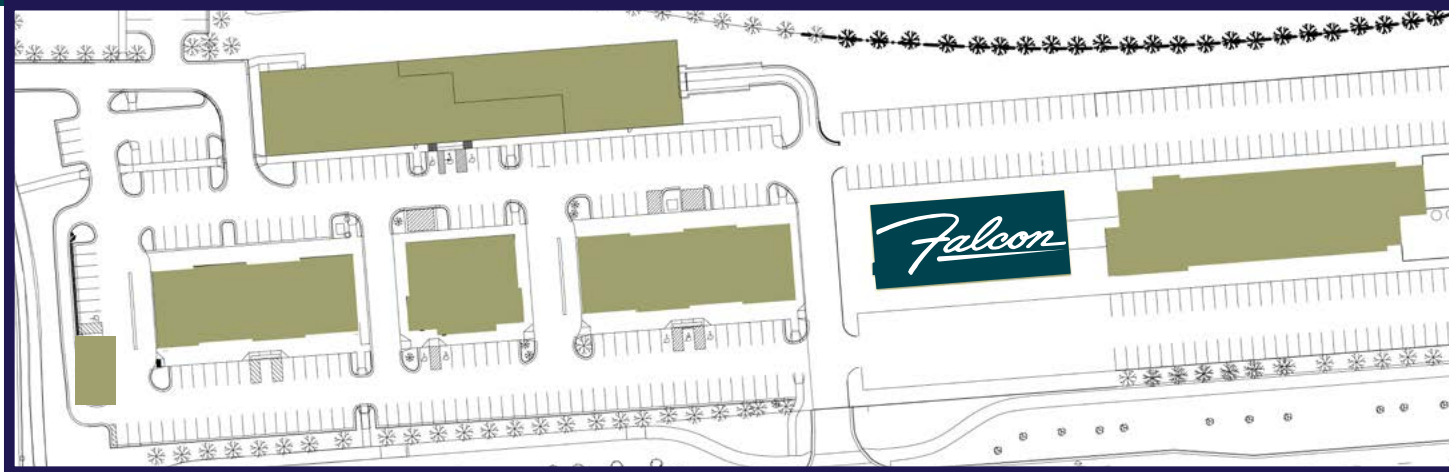
The Don Lease Rate: \$18/SF

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*Falcon* **Falcon**  
3670 Veterans Blvd



\*Subdividing available

Falcon Lease Rate: \$23/SF

# Lincoln

Lincoln  
3680 Veterans Blvd



Lincoln Lease Rate: \$23/SF

\*Subdividing available

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## Liberty Town Center

### NEIGHBORHOOD FEATURES

#### Population (No. of People)

.5 mile	1 mile	3 miles
1,204	6,103	54,493

#### Business (No. of Businesses)

.5 mile	1 mile	3 miles
33	163	1,922

#### Employees (No. of Employees)

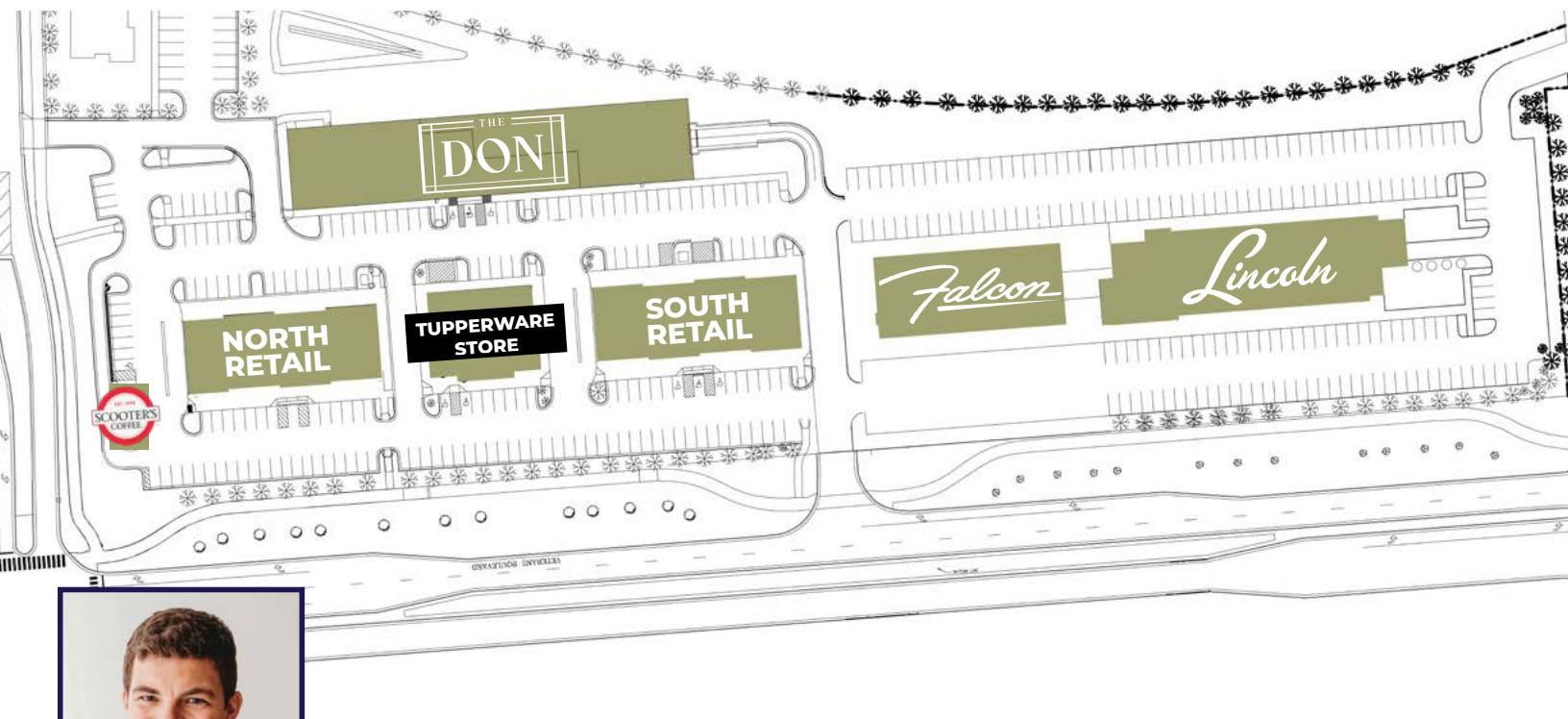
.5 mile	1 mile	3 miles
505	2,493	30,553

Source: ESRI Business Analysis

### OVERVIEW

Liberty Town Center is a planned, 6-building development on Veterans Boulevard in Fargo, ND. The Don, Lincoln, and Falcon will be mixed-use buildings offering first floor commercial space and residential units on the floors above. There will be two, strip-small style commercial buildings that include office and retail space. With the combination of housing and retail, LTC will create a community within a community on this 8-acre lot.

Two additional commercial buildings will boarder the existing Tupperware store. This retail space will feature a drive-thru and have room for an outdoor patio. Ample parking spaces wrap around the development. As a rapidly growing neighborhood, these retail shops on Veterans Boulevard will provide an opportunity to serve residents and commuters. The mixed-used buildings will have a clientele base neighboring the retail center.



**Zach Frappier**  
Director of Commercial Sales



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