

For Lease

Office Suite

Lease price: \$800 - \$1,100/ month
gross



Alvine Office Building

809 W. 10th Street, Sioux Falls, SD

Property Features

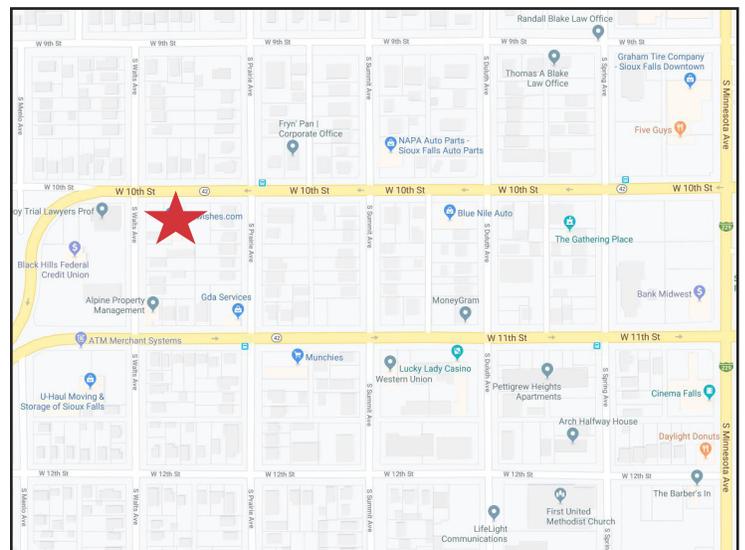
- This is an ideal, affordable building for a non-profit group
- Suite B: 962 sq. ft. open area for desks or cubicles
- Suite C: 1,340 sq.ft. three private offices with open work area
- Move-in ready
- New siding and internal office updates
- Private entrances to suites
- Digital signage available on busy W. 10th Street
- High traffic location
- Paved, on-site parking with 22 spaces
- Zoned Office
- Spaces can be combined for one tenant

Price

- Suite B: \$800/ month gross plus utilities
- Suite C: \$1,100/ month gross plus utilities

Location

- Located on W. 10th Street between Walts and Prairie
- 2018 traffic count 10th Street: 10,100 vpd



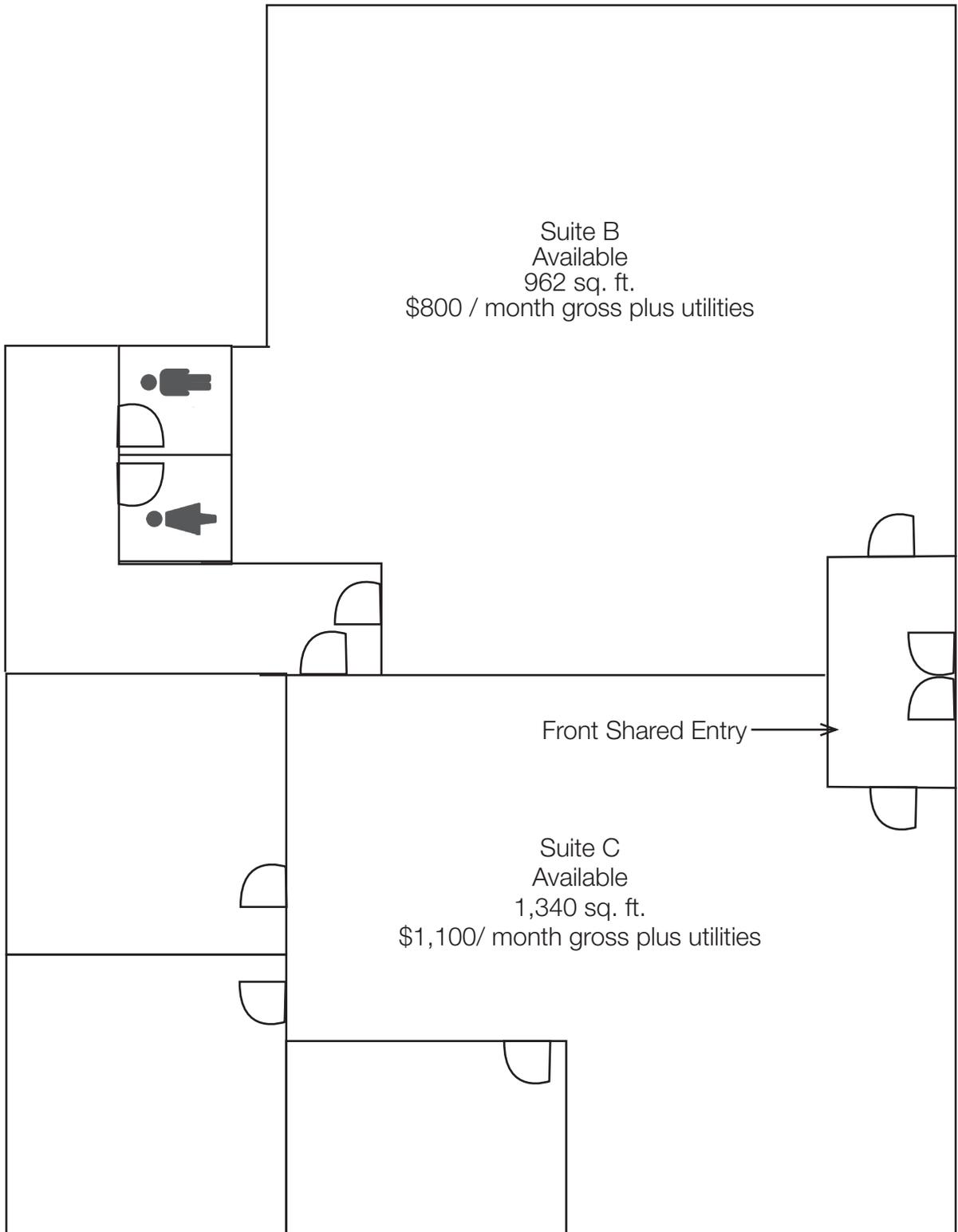
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Not to scale, for illustration only.

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