

2,715 SF Office Space



4205 W. 53rd Street, Suite 200

Sioux Falls, SD 57106

Property Features

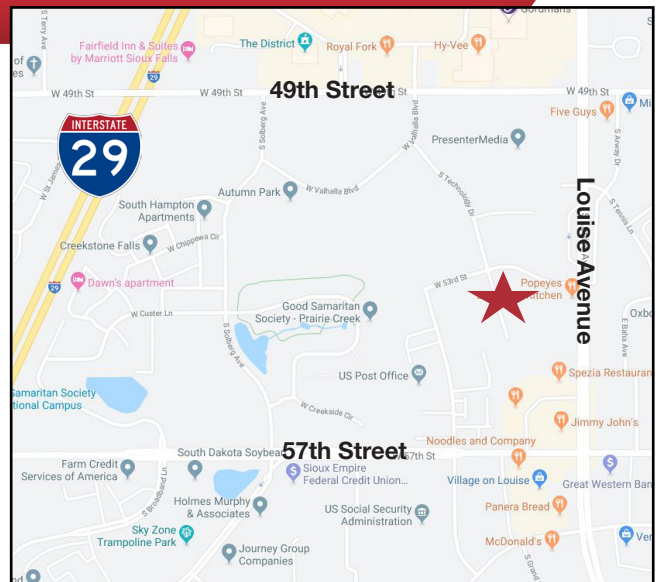
- Suite size: 2,715 sq. ft.
- Available immediately
- Paved parking: 98 spaces
- Monument & suite signage
- Zoning: I-1
- Year built: 1997
- Dedicated suite entrance from parking lot

Pricing

- Lease rate is \$11.00 - \$12.00/sq. ft. NNN
- Triple net expenses are \$4.00/sq. ft.
- 3-10 year lease term

Location

- Located off of Louise Avenue on 53rd Street
- Area neighbors include: Fiserv, USPS, Spezia, Pomegranate Market, Sioux Falls Federal Credit Union, Jimmy Johns, Qdoba, Popeye's



For more information:

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FOR LEASE



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FOR LEASE

W. 53rd Street

S. Technopolis Drive



2,715 sq. ft.

- Three window offices (12'x12')
- 16 cubes (6'x6')
- Conference room
- Kitchen

Parking Lot



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