

Ekholm & Griffith Development

4100 W. 60th Street N., Sioux Falls, SD

For Sale: Development Land

78.75 Acres (+/- 3,430,350 sq. ft.)



Site
+/-78.75 acres

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NAI Sioux Falls
2500 W 49th Street Suite 100
Sioux Falls, SD 57105
605 357 7100
naisiouxfalls.com

FEATURES

- Development land close to the I-90 & I-29 interchange
- Land size: 78.75 acres (+/- 3,430,350 sq. ft.)
- Zoning: C-4 Commercial

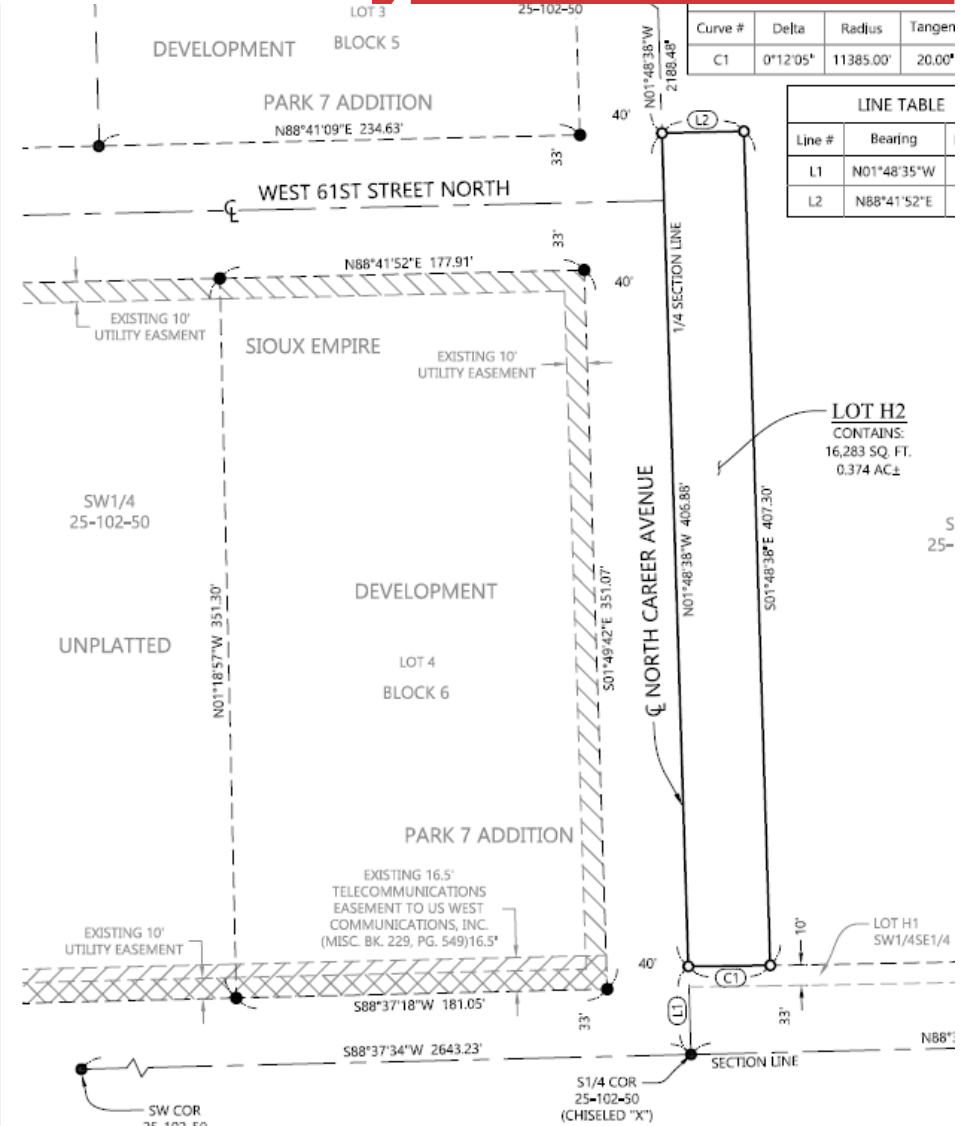
PRICING

- List price: \$2.48/ sq. ft. (\$8,507,268)
- Real Estate Taxes: \$3,966.78

LOCATION

- Located just east of popular northwest Sioux Falls Walmart
- Area neighbors include: USD Community College for Sioux Falls, Walmart, Sioux Empire Development Park, Titan Machinery, Northstar Grill and Pub, South Dakota Department of Transportation
- Close proximity to the Sanford Sports Complex, Premier Bankcard, Midcontinent, Esurance
- 10,400 vehicles per day on 60th Street

Ekholm & Griffith
 4100 W. 60th Street N.
 Sioux Falls, SD 57107



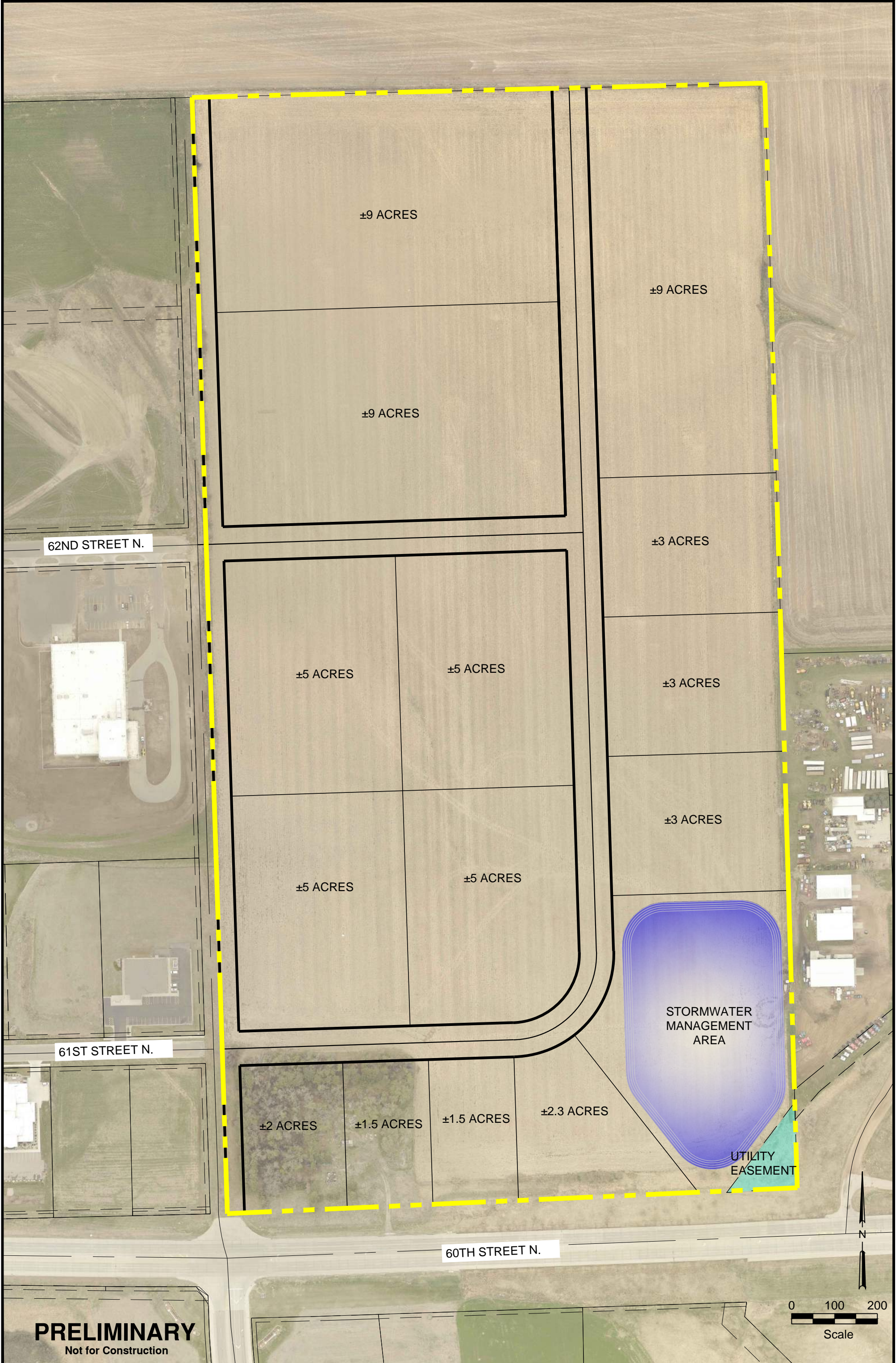
Curve #	Delta	Radius	Tangen
C1	0°12'05"	11385.00'	20.00'

LINE TABLE	
Line #	Bearing
L1	N01°48'35"W
L2	N88°41'52"E

LOT H2
 CONTAINS:
 16,283 SQ. FT.
 0.374 AC ±



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PRELIMINARY
Not for Construction

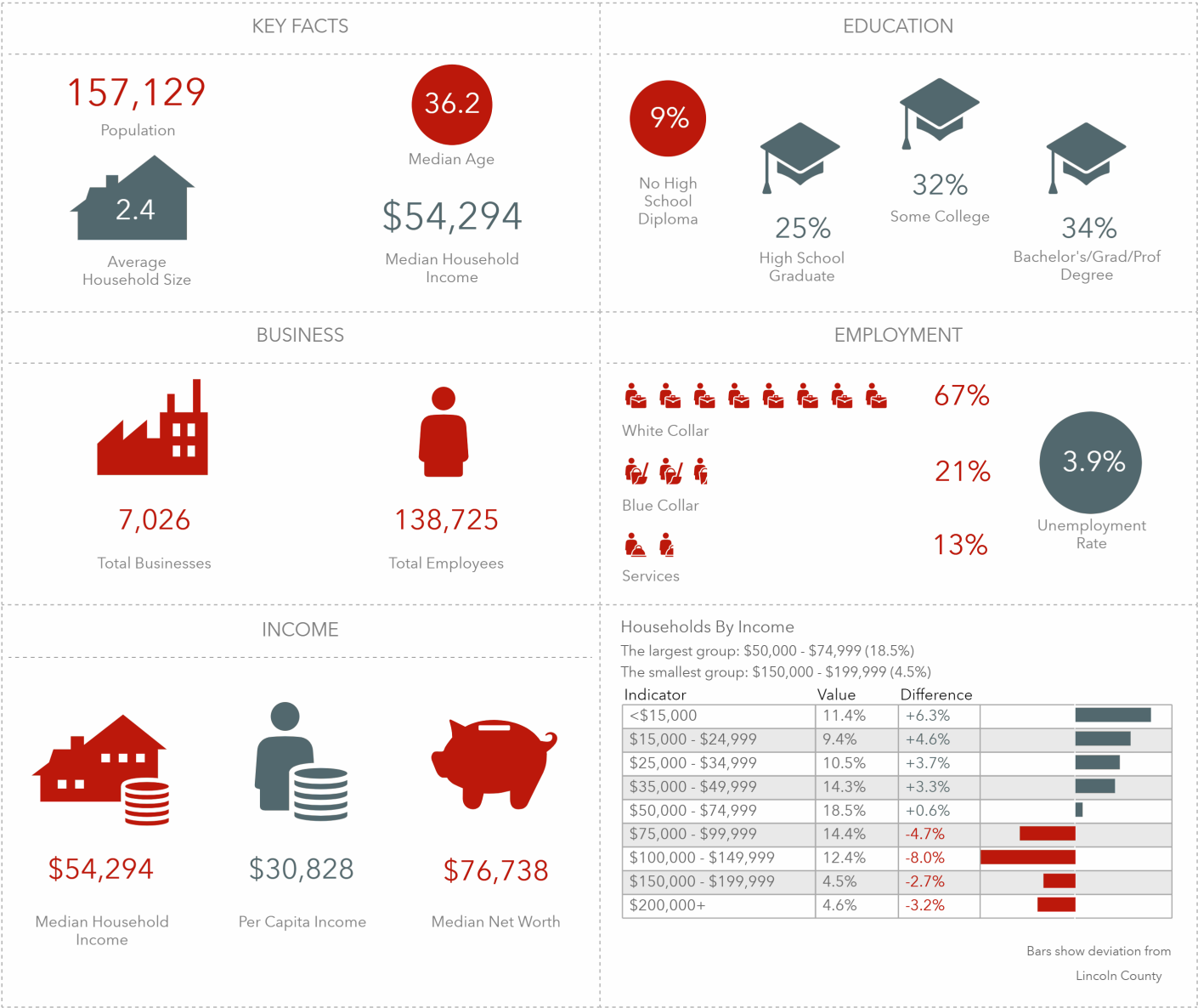


Sioux Falls P: 605.261.7062	Drawn by JJJ	Date 12-6-19	EKHOLM & GRIFFITH DEVELOPMENT 4100 W. 60TH STREET N. SIOUX FALLS, SD	CONCEPTUAL LAYOUT PROJECT NO. TBD	SHEET 1 of 1
	Checked by JJJ	Scale AS SHOWN			

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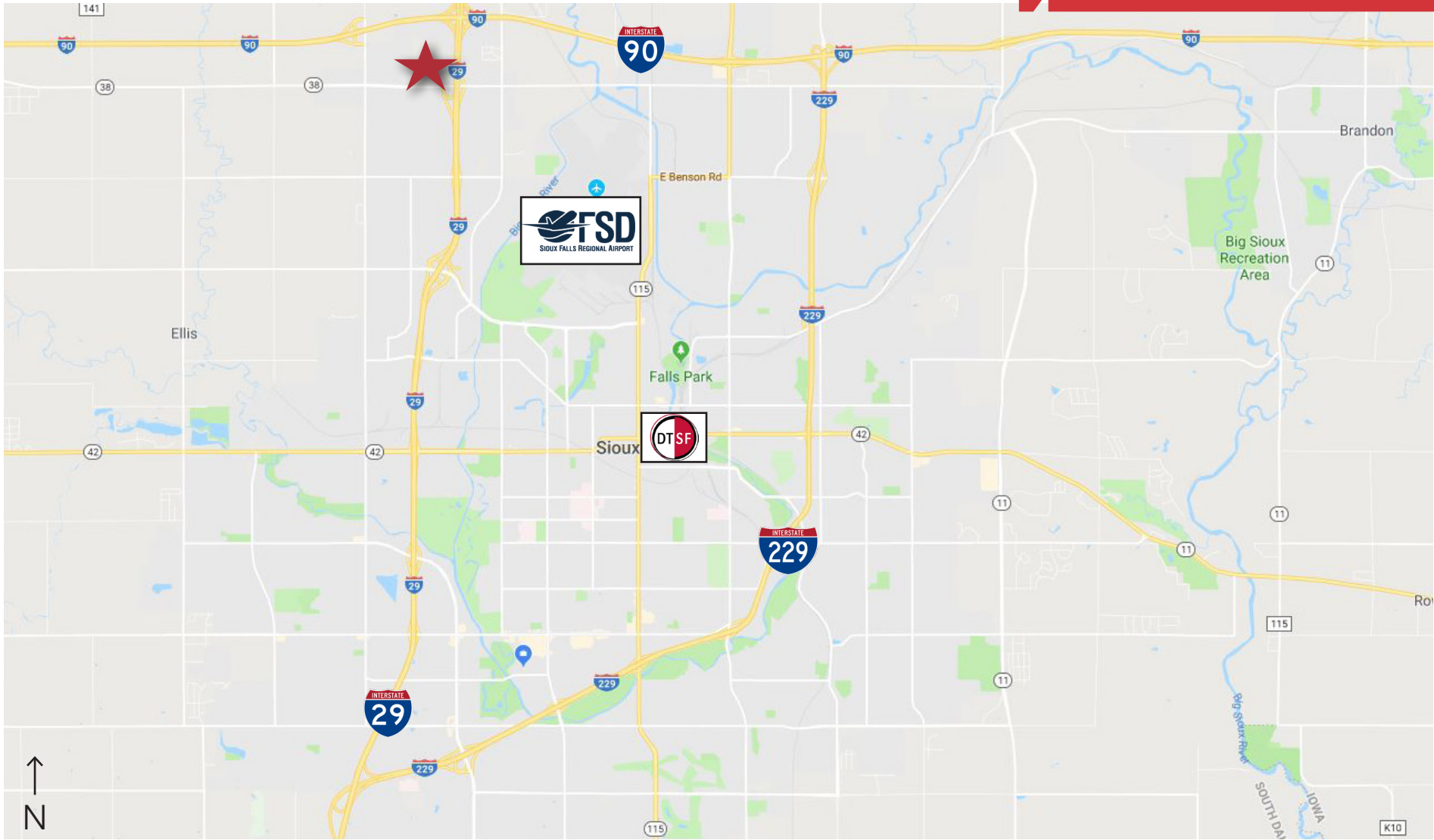
DEMOGRAPHICS

Ekholm & Griffith
 4100 W. 60th Street N.
 Sioux Falls, SD 57107



AREA MAP

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Transit Distances				
3.5 Miles	1.5 Miles	4.25 Miles	5 Miles	.25 Miles
I-90	I-229	I-29	Airport	Downtown

AERIAL

