

Completed Building Example



Graystone Office Park Spec Building

61st Street & Sycamore Avenue, Sioux Falls, SD 57110

Property Features

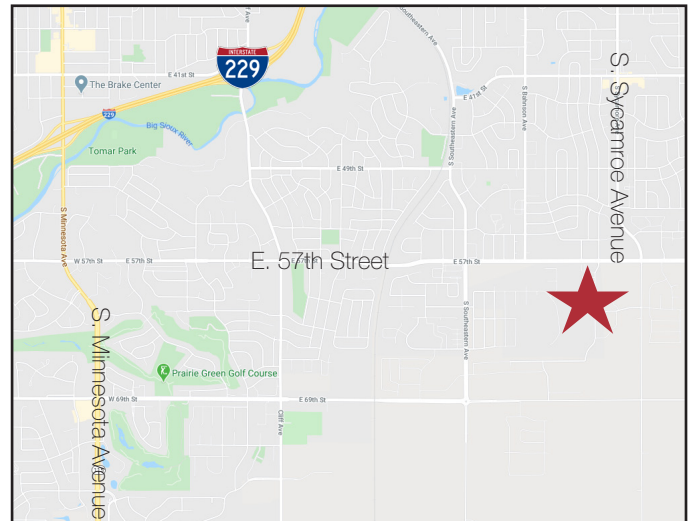
- Building size: 4,750 sq. ft.
- Two separate suites possible
- In-suite restrooms, break room, conference room, mechanical room, and reception area, seven private offices with windows
- Separate entrances possible
- Building signage
- Currently under construction
- Shell to be complete December 1, 2022

Pricing

- Lease price: \$18.50/ sq. ft. NNN
- Tenant improvement allowance: \$50.00/ sq. ft.

Location

- Located just south of 57th and Sycamore Avenue
- Area neighbors include: Graystone Heights Apartments, Plains Commerce Bank, Barrel House



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Senior Vice President

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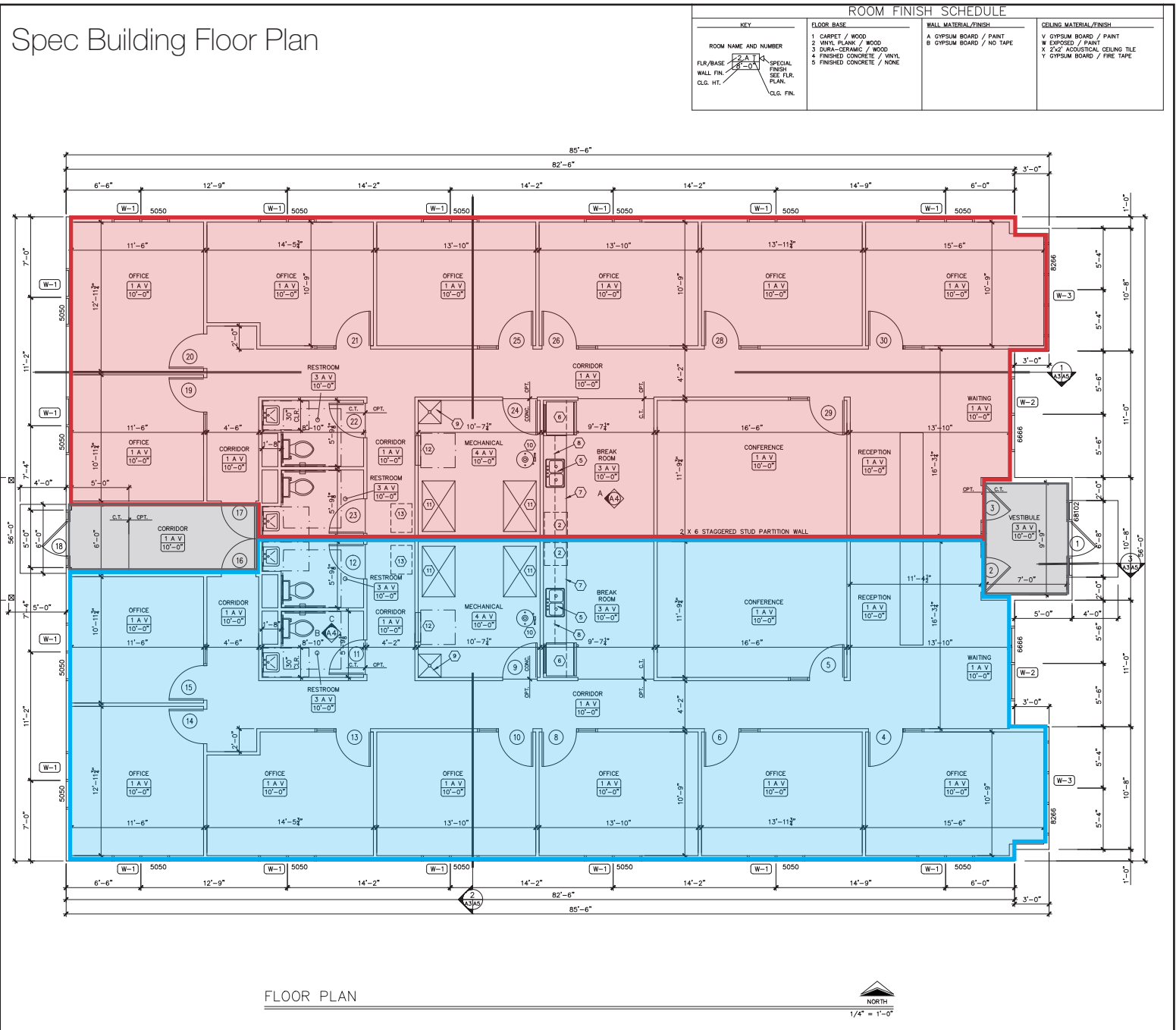
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Spec Building Floor Plan



FLOOR PLAN



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Completed Building Example





FOR LEASE



SOLD

E. 57th Street

S. Sycamore Avenue

61st Street



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