

For Lease

## Retail/ Office Space

Lease rate: \$1,200 / month  
gross plus utilities

1908  
Suite D

W. 42nd Street

## Hathorne Plaza

1908 W. 42nd Street Suite D, Sioux Falls, SD 57105

### Property Features

- One suite left!
- 1908 Suite D: 1,560 sq. ft.
  - Former photography space, built-out with offices
- Paved, on-site parking
- Suite includes five (5) exclusive parking spaces
- Zoning: C-3
- Monument & window signage available
- Excellent service-retail or office location
- Available immediately
- Perfect for startup photography studio

### Pricing

- Lease rate: \$1,200/ month gross plus utilities per suite

### Location

- Located just east of Western Avenue, near busy intersection (41st Street & Western Avenue)
- Area neighbors include: Western Mall, RedRossa, Scheel's, HuHot, Mattress Firm, Graham Tire, Black Hills Federal Credit Union



## Marcus Mahlen, CCIM

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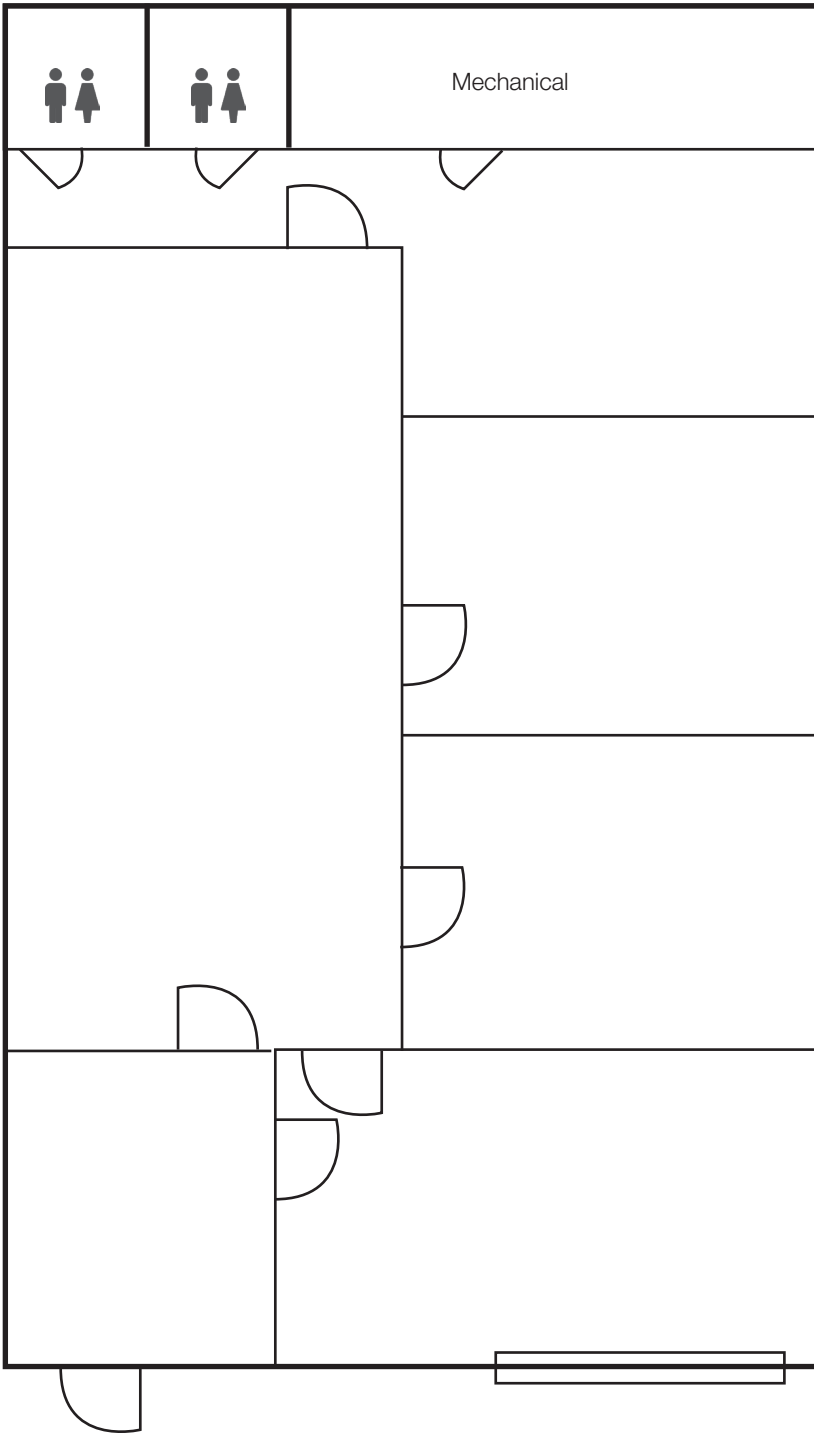
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# 1908 Suite D

Former photography space, built-out offices  
\$1,200/ month gross plus utilities

For Lease  
**Retail Space**



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