

41st Retail Space



1113 W. 41st Street

Sioux Falls, SD 57105

Property Features

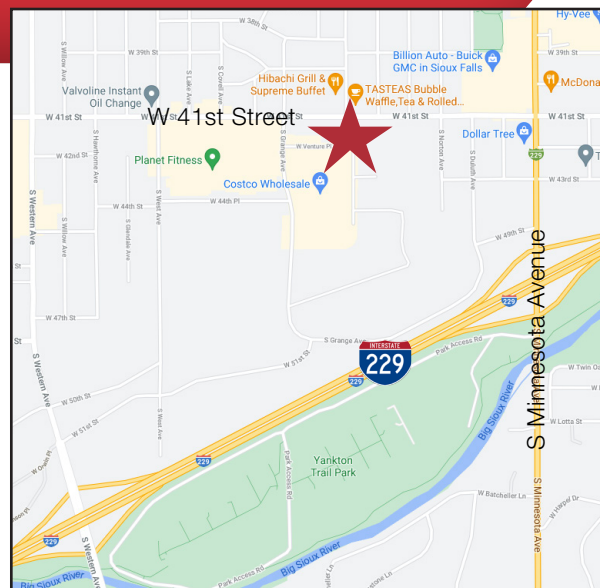
- Suite size: 2,307 sq. ft.
- Plenty of paved, on-site parking
- High-traffic location on 41st Street
- Immediate availability
- Space features a large open retail storefront, along with a storage area, private office, and in-suite restroom
- Building facade signage, and prominent 41st Street pylon signage

Pricing

- Lease rate: \$15.00/ sq. ft. NNN
- Estimated NNN expenses: \$3.55/ sq. ft.
- 3-5 year leases

Location

- Located on W. 41st Street just west of Minnesota Avenue, close to I-229
- Traffic counts: 16,700 vpd
- Area neighbors include: Poppler's Music, Betz Blinds, Splash City, Costco, Silverstar Carwash



For more information:

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FOR LEASE



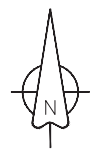
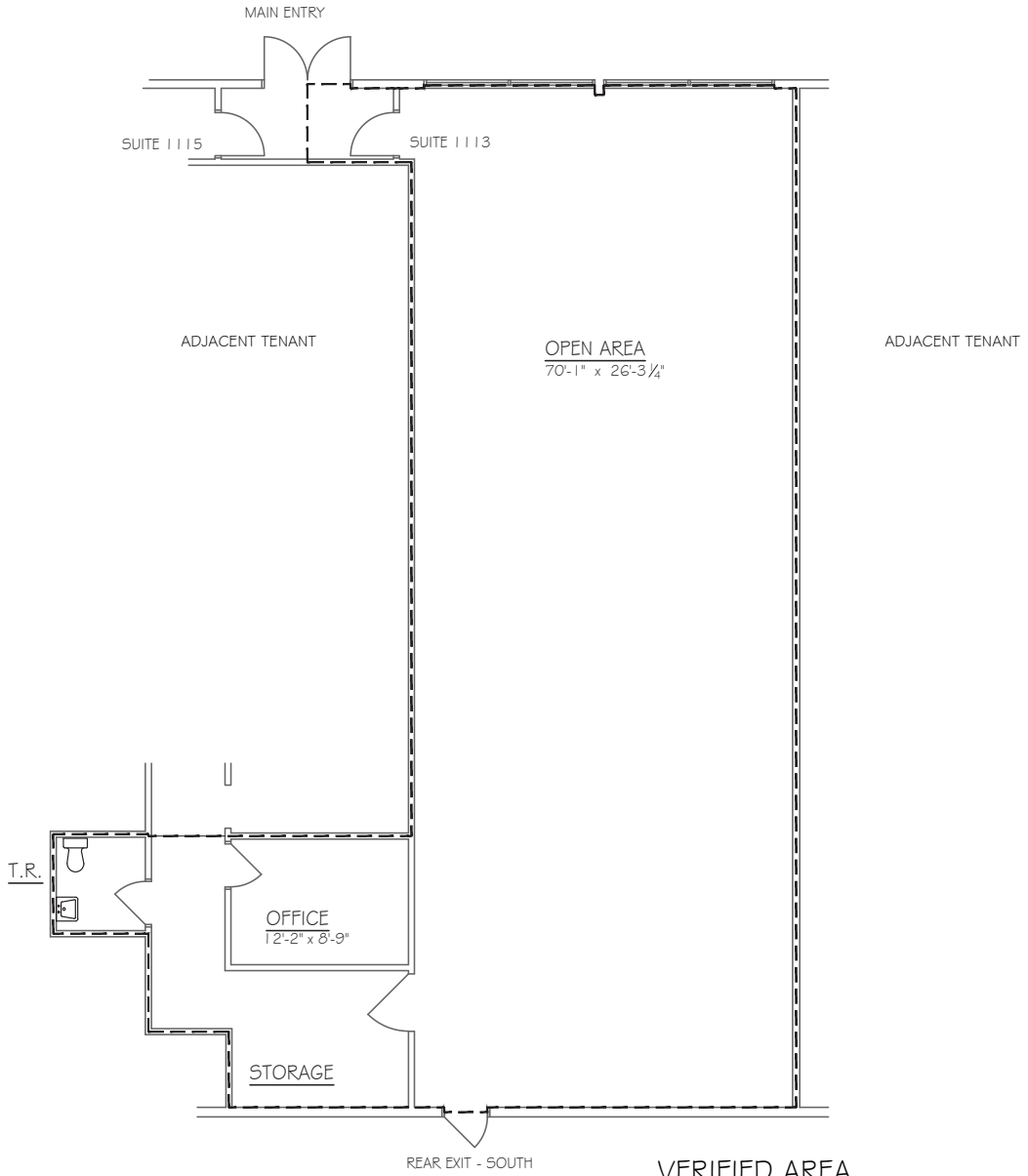
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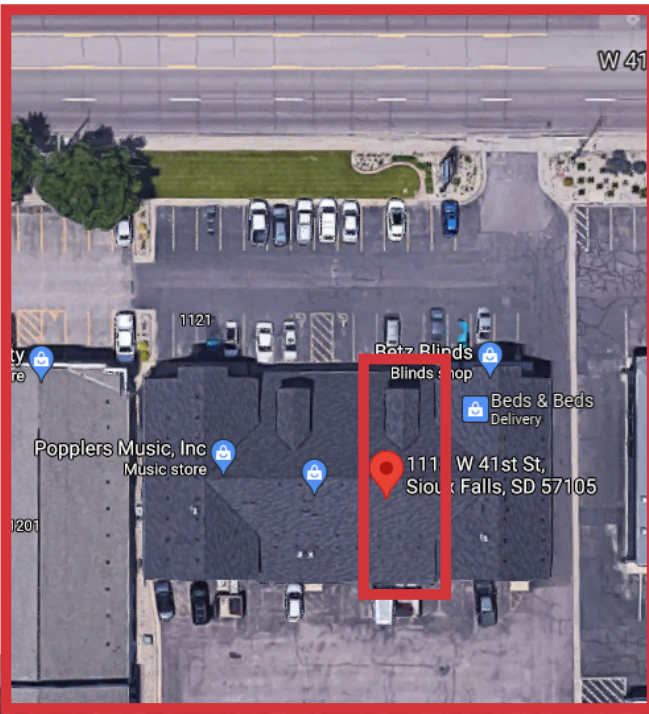
1113 WEST 41ST STREET



AS-BUILT FLOOR PLAN
SCALE: 1/8" = 1'-0"

VERIFIED AREA
LEASABLE AREA 2,307 SQUARE FEET

FOR LEASE



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