



Louise Avenue Retail

2508 - 2510 S Louise Avenue, Sioux Falls, SD 57104

Property Features

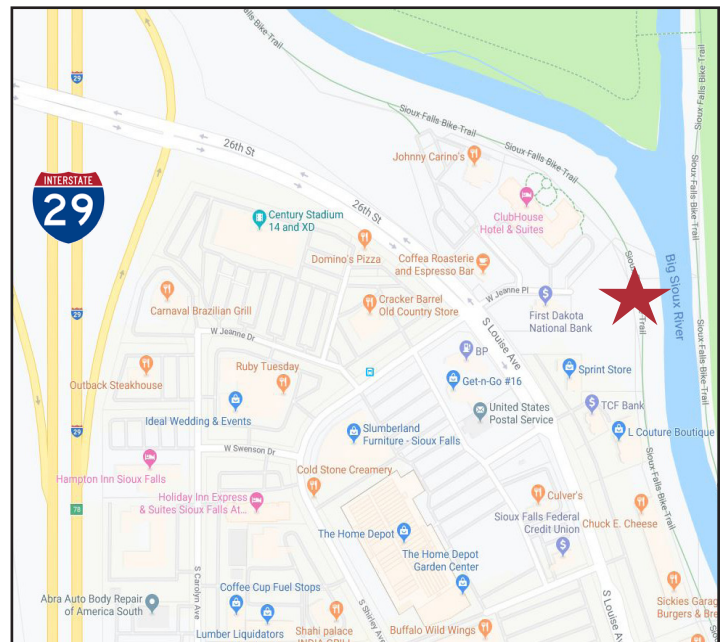
- New ownership driven to retenant this highly visible retail location
- Excellent access
- Flexible space size options with limited restrictions
- Building size: 4,240 sq. ft.
- Suite 2508: 1,740 sq. ft.
- Suite 2510: 2,500 sq. ft.
- Year built: 2002
- Lot size: 54,931 sq. ft. (1.26 acres)
- Paved on-site parking
- Monument and building signage
- Zoning: C-4

Pricing

- Lease rate: \$26.00 - \$30.00/ sq. ft.
- Suite size dependent

Location

- Located on S. Louise Ave. across from Culvers
- High traffic location: 17,500 vehicles per day
- High visibility and access in major retail corridor



For more information:

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FOR LEASE

Covered
Drive Thru

2508 S Louise Avenue
1,740 sq. ft.
\$30.00/ sq. ft. NNN

Restroom	Restroom	Mechanical
Restroom	Restroom	Mechanical

2510 S Louise Avenue
2,500 sq. ft.
\$26.00/ sq. ft. NNN



