

Low Density Multifamily Land

E Madison St & N Dubuque Ave, Sioux Falls, SD 57110

Property Features

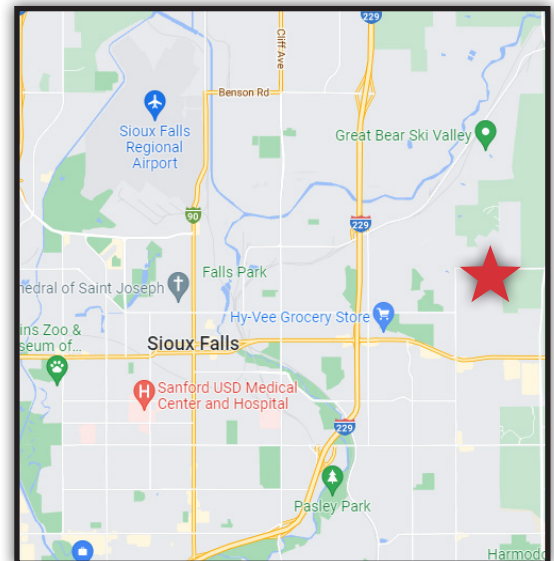
- Church-owned land, looking to sell the parcel to a qualified builder/developer
- 1.50 acres available (65,522 sq. ft.)
- Zoning: RD-1 (Twin homes)

Pricing

- Sale price: \$262,088 (\$4.00/ sq. ft.)
- Sale price assumes seller is paying platting fees

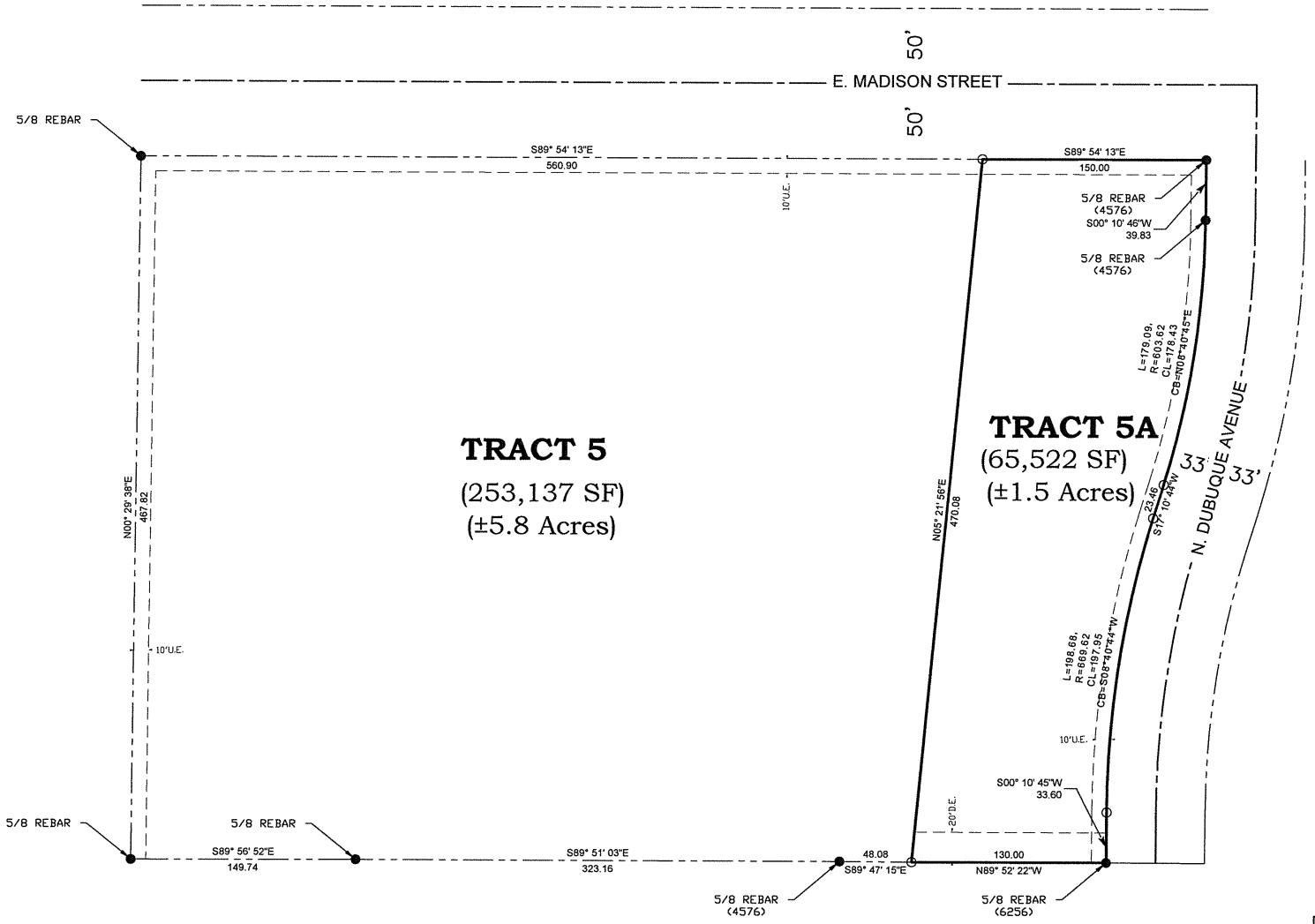
Location

- Located in a fast growing community just west of Veterans Parkway in northeast Sioux Falls along Madison Street
- Area neighbors include: Messiah New Hope Lutheran Church, Washington High School, Anne Sullivan Elementary School, Truks-N-Trykes Golden Gateway, Sanford Health



For more information:

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§ 160.022 TWIN HOME/DUPLEX RESIDENTIAL—SUBURBAN (RD-1).

(a) *Intent.* This district is intended to provide for both developing and redeveloping areas of moderate density residential. This district provides for single- family and two-family residential uses, plus support facilities such as schools, parks, community buildings, and places of worship.

(b) Forms allowed in this district are as follows:

- (1) Primary Form: attached dwelling—suburban twin home/duplex (AD1).
- (2) Form: attached dwelling—suburban four-unit townhome (AD2).
- (3) Form: detached dwelling—suburban (DD2).
- (4) Form: neighborhood facilities (NF1).
- (5) Form: basic utilities (UT1).

(Ord. 9-13, passed 3-19-2013; Ord. 37-19, passed 4-2-2019)

AERIAL MAP

For Sale
Land

