



Phillips Centre - L2

300 S. Phillips Avenue, Sioux Falls, SD 57104

Property Features

- Professional office space available in the heart of downtown Sioux Falls in Phillips Centre
- Suite size: 1,500 sq. ft.
- Reception area, five private offices, conference room, break room and work area
- **Lower level space**
- Common area restrooms
- Elevator
- Skywalk to 1st Avenue Parking Ramp and Shriver Square
- Landlord has master lease for parking in city ramp at a discounted rate

Price

- Lease rate: \$1,300/ month gross

Location

- Located in the heart of downtown Sioux Falls
- Co-tenants include: Dacotah Bank, Woods Fuller, Junior Achievement
- Across the street from Minerva's

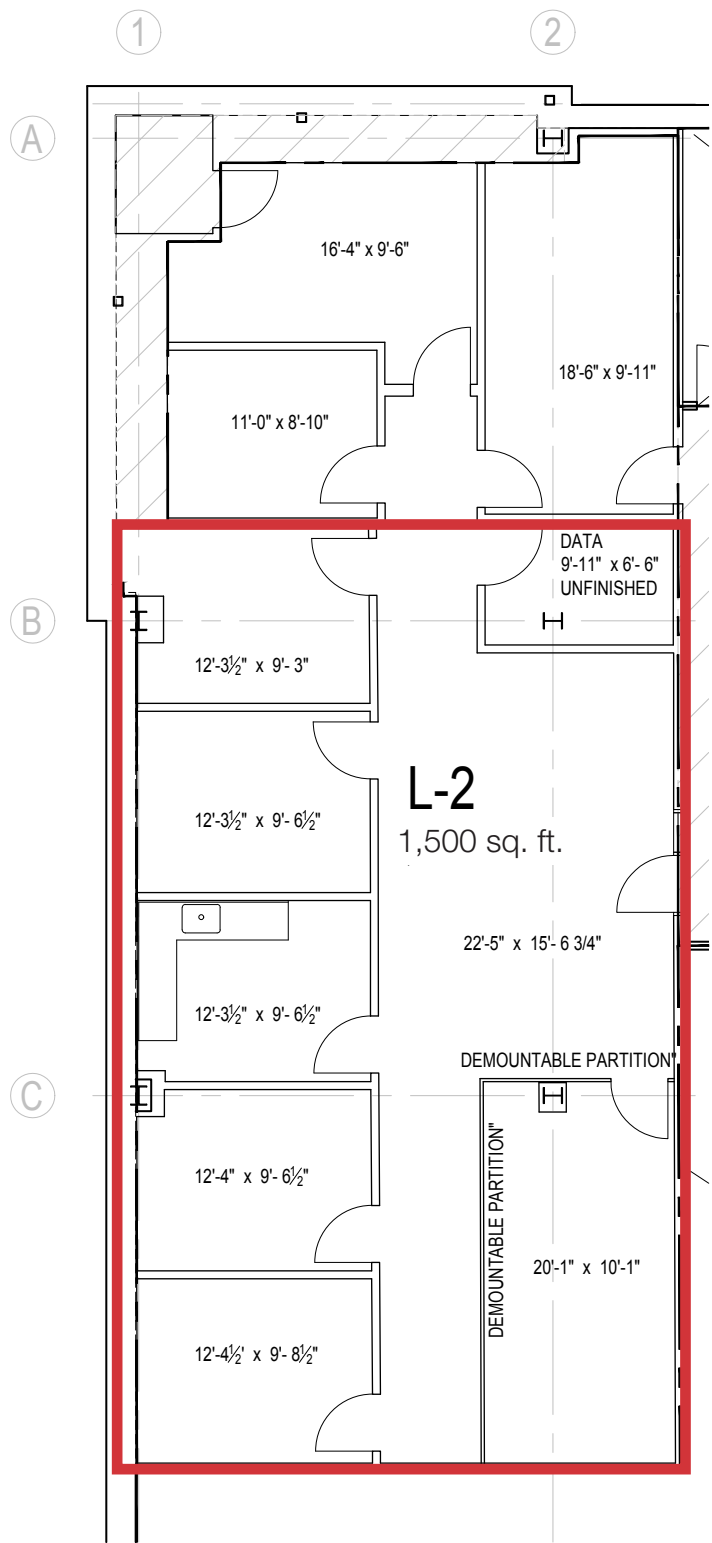


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For Lease
Office Space

