

For Lease: Retail Space



1500 W 41st St., Sioux Falls, SD



Great Access - Great Visibility!

Space Size: 1,250 sq. ft. (divisible)

Lease Rate: \$15.00/sq. ft. NNN Est.
\$4.75/sq. ft.

2015 Traffic Count: 28,000 cars per
day

25 Parking Spaces; 1:254 ratio

Stand Out on 41st Street!!

- *Entire building store front redone
- *New modern Pylon sign on order
- *Owner finishes or allowance available
- *Flexible space configuration
- *Owner may consider dividing
- *Current tenants: Mac Pros and Manpower
- * Great landmark location - across from Fareway grocery, Office Depot, Shopko, Costco, and Planet Fitness



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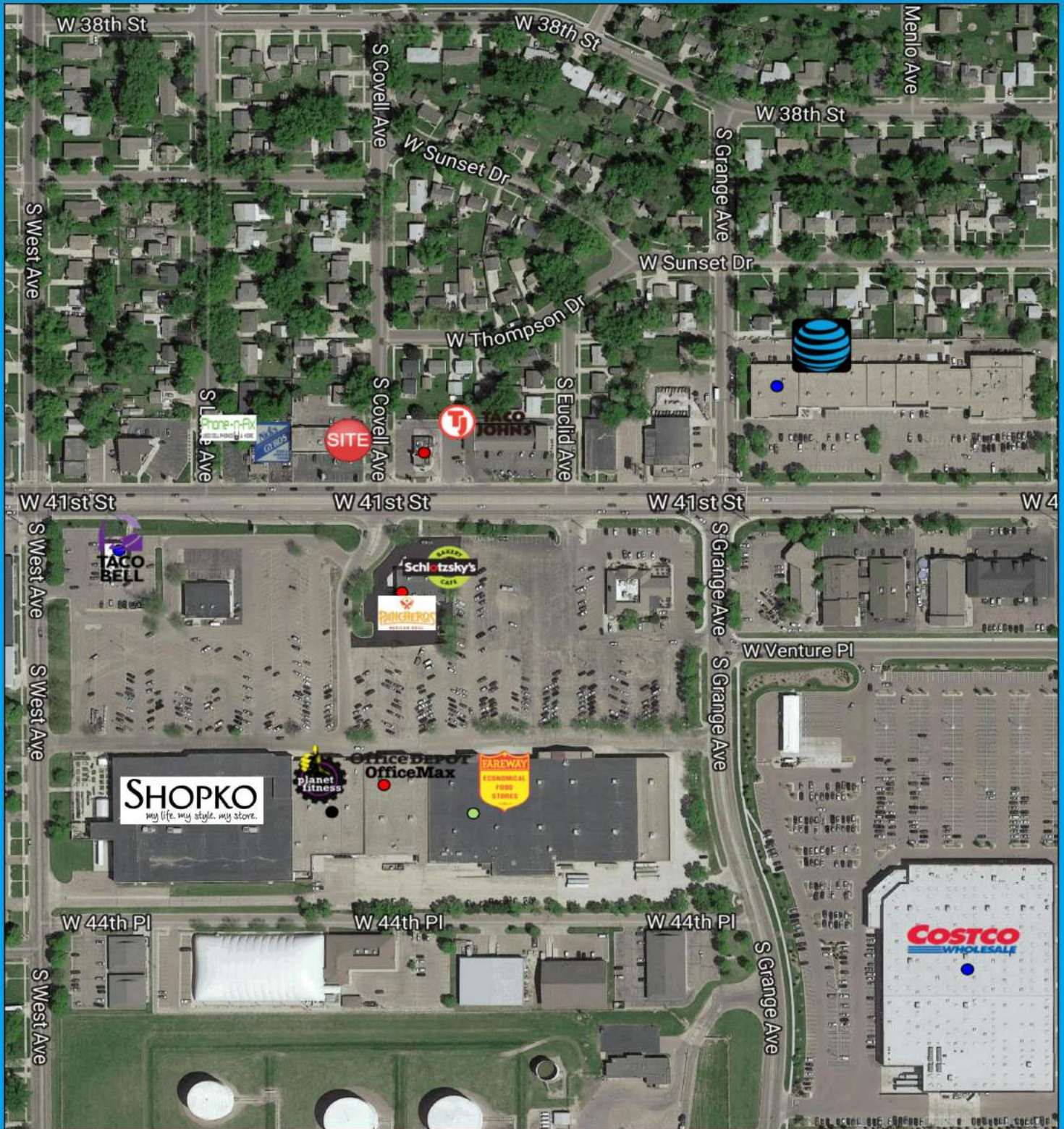


Member



**Information contained herein provided by owner, city or county records. Purchaser or lessee should independently verify. All information contained herein deemed reliable, but not guaranteed*

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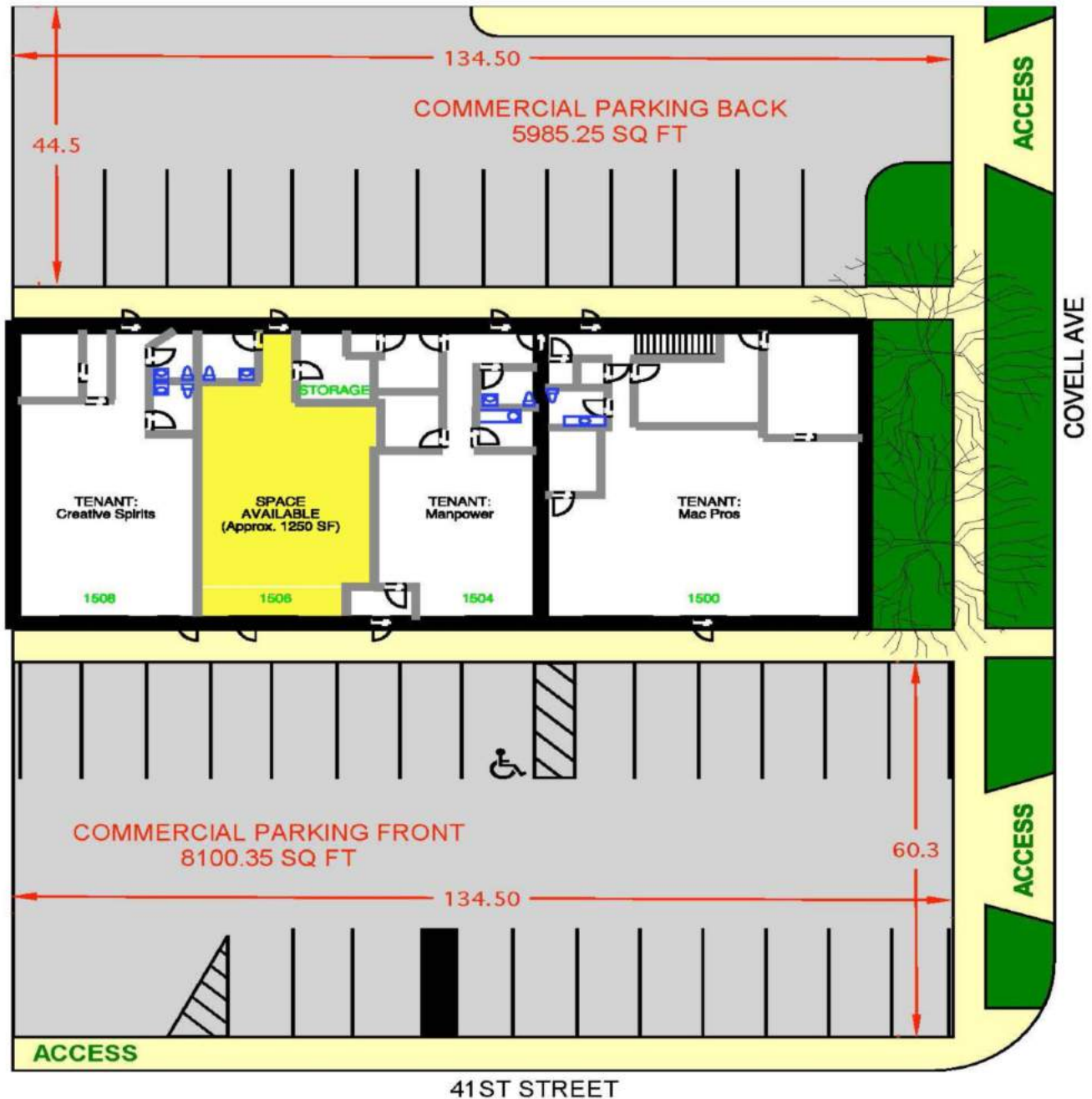
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FLOOR PLAN



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