

CINNAMON RIDGE OFFICE LAND

NE 90TH STREET & LOUSE AVENUE SIOUX FALLS SD 57108

**FOR
SALE**



Growing Southwest City Commercial Land



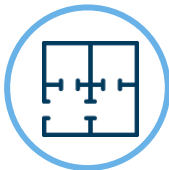
SIZE
24,060 +/- SF



PRICE
\$11.00 PSF



LOCATION
Located on busy South Louise Ave near 90th St, in the expanding southwest Sioux Falls, near high-end residential developments.



LAYOUT
Located between First Adventure Learning Center and Home Definition, where the southwest city growth is booming!



TRAFFIC COUNT
Traffic count in 2020 on Louise Ave between 85th St & 271st St was 11,500 VPD.



NEIGHBORS
First Adventure Learning Center, Home Definition, Midwest Periodonic & Implant Dentistry, Subway, AllState Ins., Burn Bootcamp, TruMassage Therapy, Avera & many more.

Information deemed reliable but not guaranteed.



**STEVE
VAN BUSKIRK**

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2571 S Westlake Dr #100 Sioux Falls SD 57106

SITE PLAN WITH DIMENSIONS



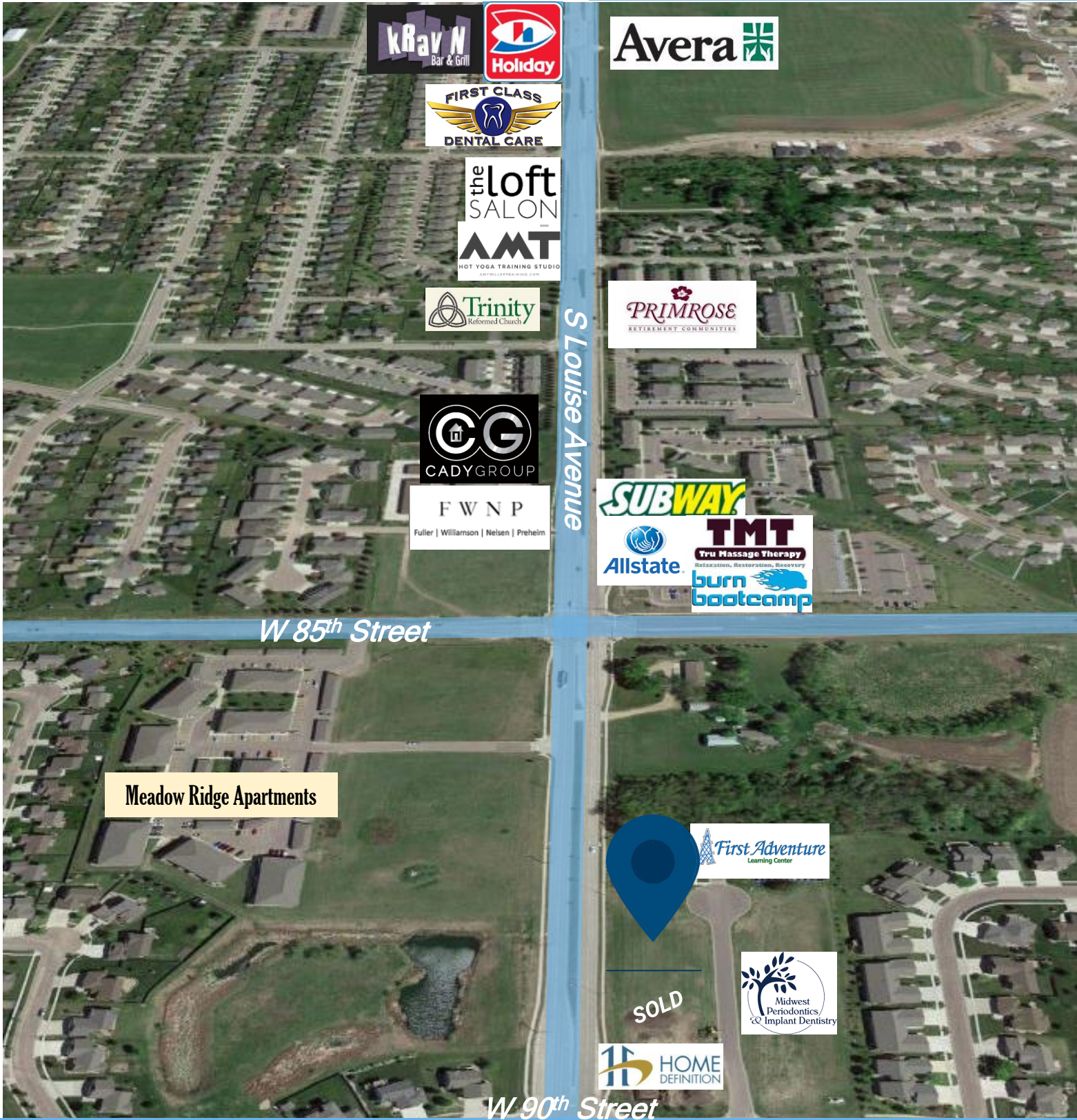
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AREA MAP



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