

# PARK PLACE CENTER

3109 W 41st St, Sioux Falls, SD 57105

SUITE 1

FOR  
LEASE

PARK PLACE  
CENTER



## 41st Street Retail Endcap



### SIZE

+/- 1,605 SF



### PRICE

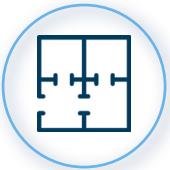
\$15.00 PSF (NNN)

Estimated NNN  
\$6.13 PSF



### LOCATION

Located just East of The Empire Mall & across from O'Gorman High School on the #1 retail corridor in South Dakota.



### LAYOUT

This flex space includes a large custom service area, 2 private offices, break room, storage room, and open work space. Ample employee parking available.



### TRAFFIC

West 41st St:  
26,200 cars per day.



### CO-TENANCY

Jacky's Restaurant, The Empire Mall, Target, Walmart, Starbucks, Stensland Family Farms, Plato's Closet, Olive Garden, and O'Gorman High School.

Information deemed reliable but not guaranteed.



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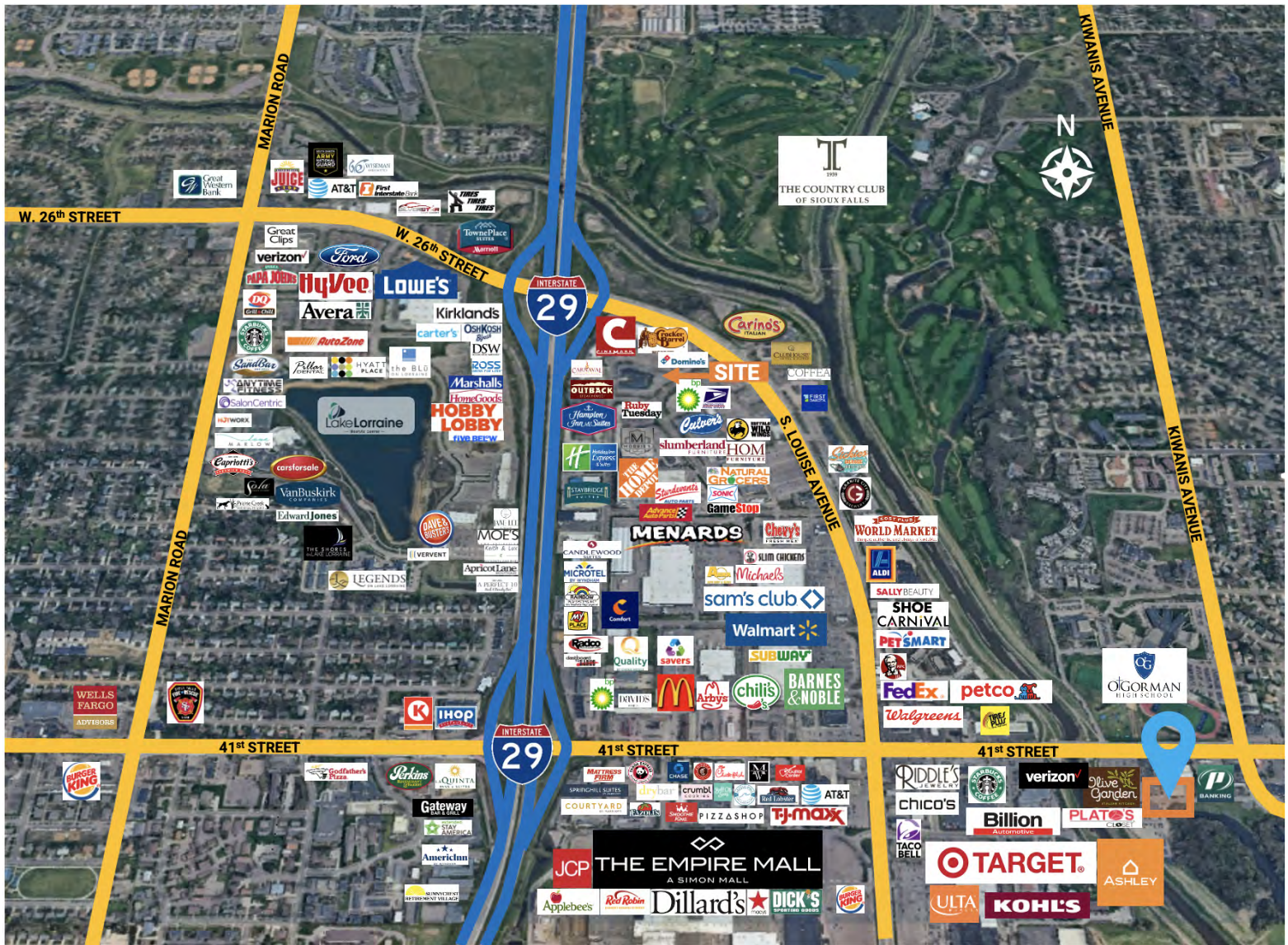
2571 S Westlake Dr #100 Sioux Falls SD 57106



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# AREA RETAIL MAP



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# AREA OVERVIEW



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# PHOTO GALLERY



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