

**FOR
LEASE**

10TH STREET OFFICE

DOWNTOWN SIOUX FALLS OFFICE SPACE



517 W 10TH STREET
SIOUX FALLS, SD 57104



SIZE

1,875 sq. ft.



PRICE

\$12.50 PSF (NNN)

NNN Estimated at
\$5.21 PSF.



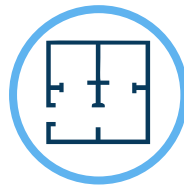
TRAFFIC

11,800 westbound cars
per day.



LOCATION

Office building
located on 10th Street,
two blocks west of
Minnesota Avenue.



LAYOUT

Four offices, large
reception area,
conference room,
in-suite restrooms
and storage space.



COTENANCY

Olson Law Firm, Five Guys
Burgers and Fries, Bank
Midwest, Canfield, Family
Dollar, NAPA Auto Parts,
and YMCA.

Information deemed reliable, but not guaranteed.

VanBuskirk
COMPANIES

2571 S Westlake Drive #100
Sioux Falls, SD 57106
VBCLink.com



605.310.4509
mike.knudson@vbclink.com

AERIAL MAP



FAMILY DOLLAR

Safelite
AutoGlass

MAHLANDER'S
APPLIANCE AND LIGHTING

CANFIELD
Making Space. Better.

First
Bank &
Trust

Minnesota Avenue

9th Street

SITE

GOODYEAR

IMPACT DENTAL
implants • dentures

CenturyLink

FIVE GUYS
BURGERS and FRIES

10th Street

Bank
Midwest

the
Y
YMCA

EmBe
COMMUNITY CONNECTIONS™

11th Street

Minnesota Avenue

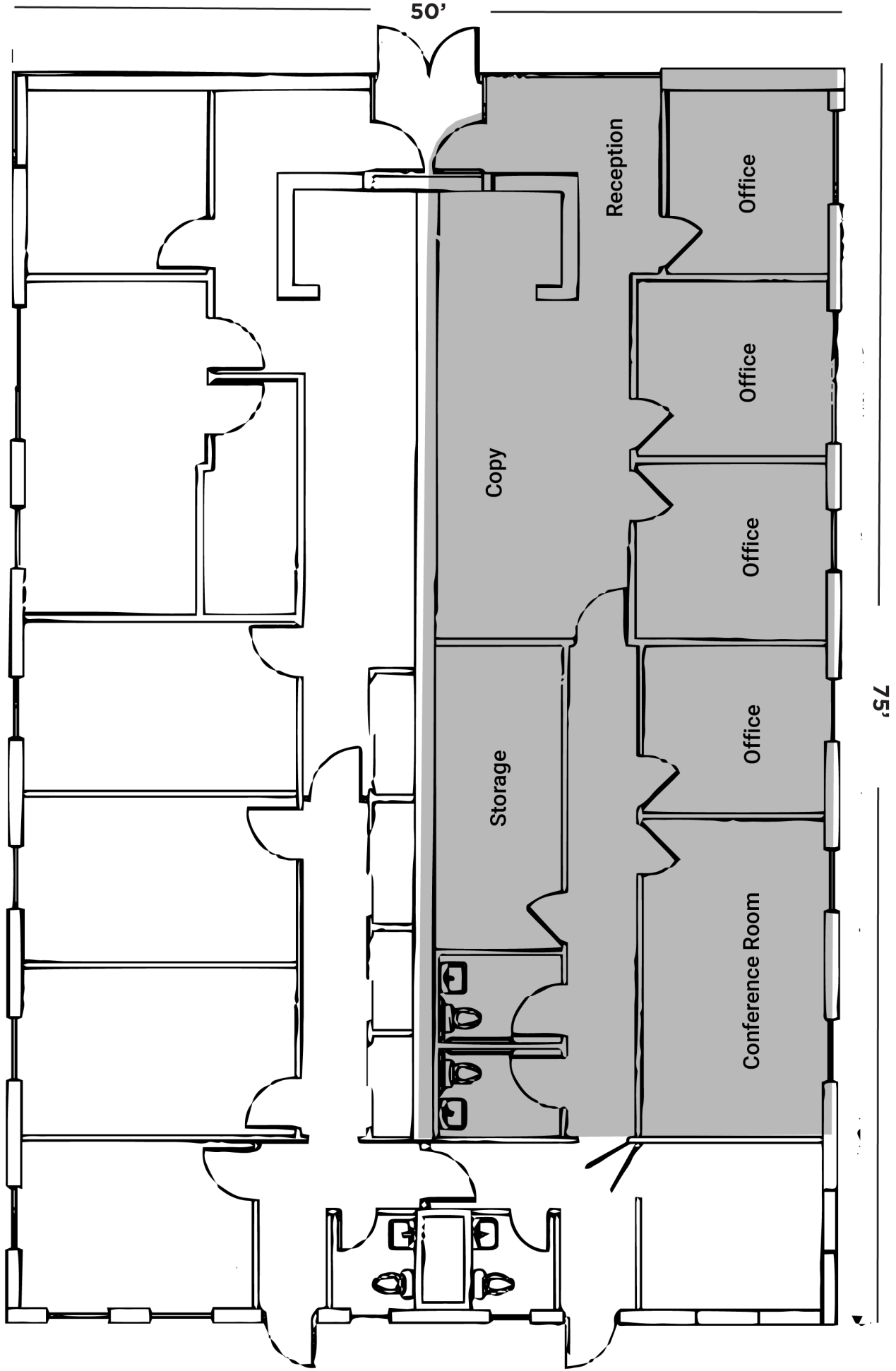
First Lutheran Church

12th Street

Kineticco
water systems

STARBUCKS
COFFEE

FLOOR PLAN



PHOTOS

