



# RETAIL POWERCENTER | SPACE FOR LEASE

2101 Broadway Avenue | Yankton, SD 57078



## SIZE

Space F: 5,365 sqft

Space H: 21,821 sqft



## PRICE

Space F: \$19.00 per sqft NNN

Space H: \$12.00 per sqft NNN



## LOCATION

High profile retail location in central Yankton on Broadway Avenue, the #1 retail corridor in the market.



## DELIVERY

Space F: warm dark shell

Space H: junior box with restrooms and dock



## TRAFFIC

17,772 vpd



## CO-TENANCY

Hobby Lobby, Dunham's, Five Below, Marshalls, HyVee, Walgreens, Dollar Tree, Harbor Freight, Bomgaars, McDonald's, Scooter's Coffee, Casey's and more.

Information deemed reliable but not guaranteed.



**VBCLINK.COM**

2571 Westlake Drive #100  
Sioux Falls, South Dakota 57106



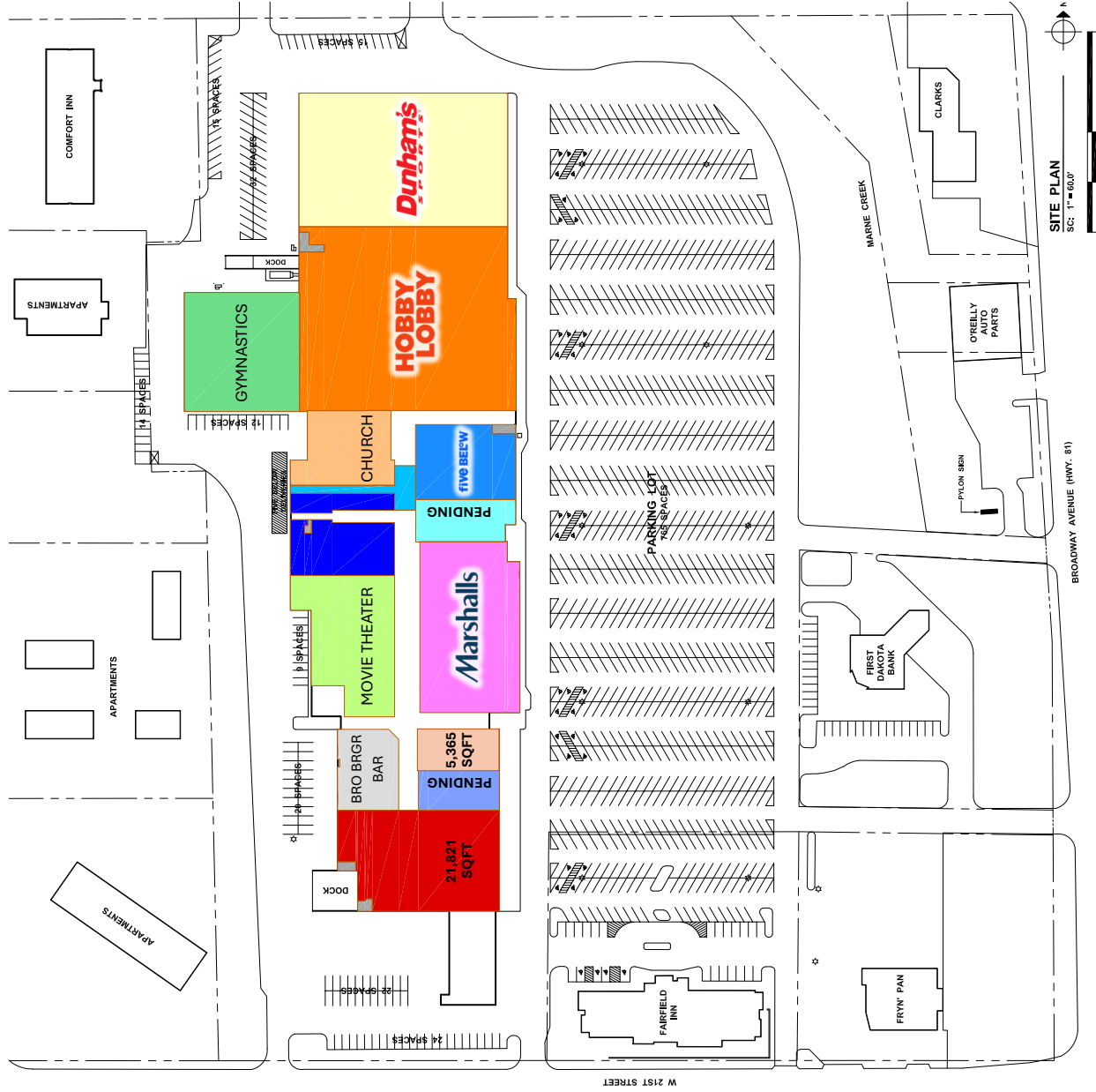
**605.376.0127**

Ryan@VBCLink.com

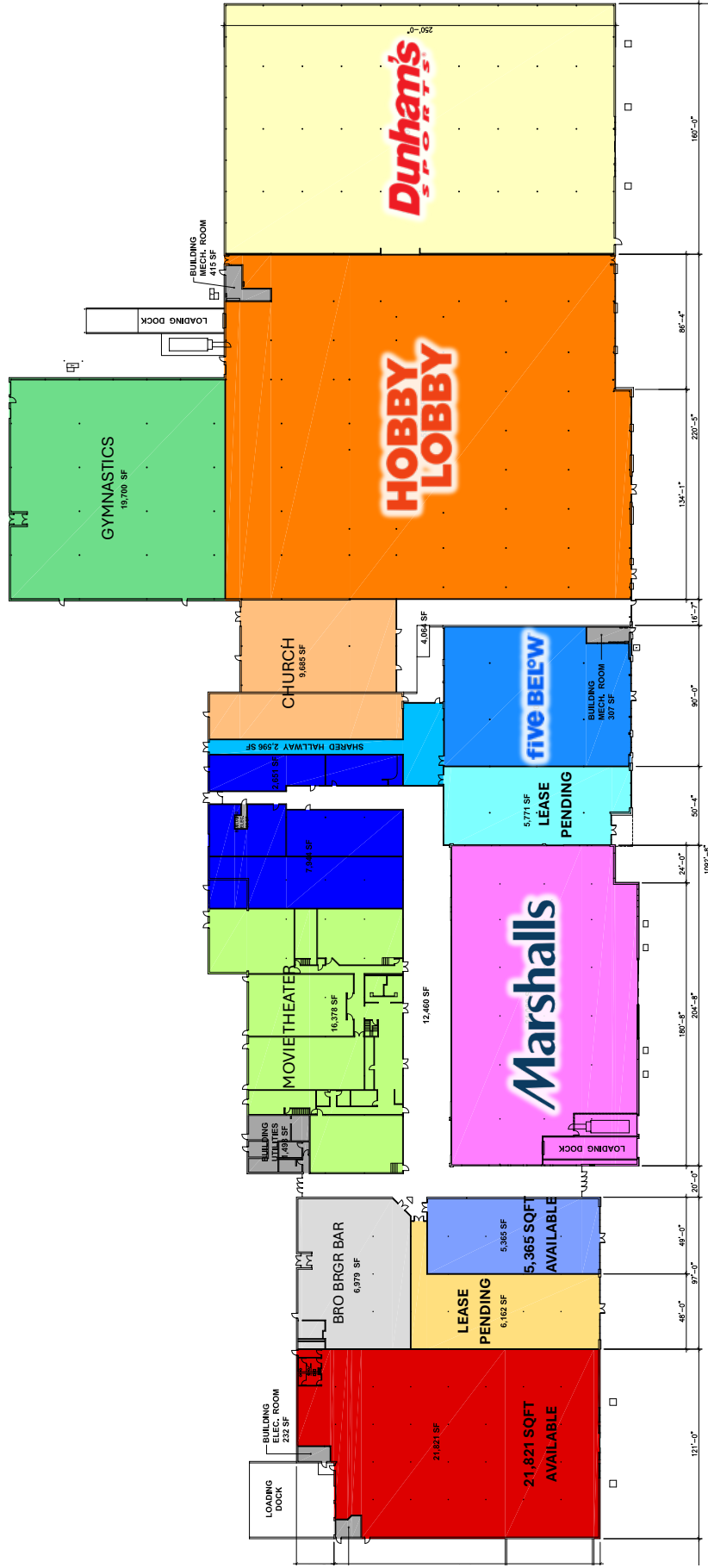
# AREA RETAIL MAP



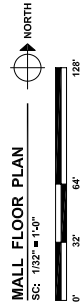
# SITE PLAN



# FLOOR PLAN



MALL FLOOR PLAN  
 SC: 1/32" = 1'-0"  
 261,277 SF (TOTAL)



# EXTERIOR ELEVATION



PROPOSED FRONT ELEVATION

SC: 1/32" = 1'-0"

10-09-24

# EXTERIOR RENDERING

