

629 S. Minnesota Avenue
Sioux Falls, SD 57104

Sale Price	\$995,000
Building Size	14,562 SF (3 FLOORS)

PROPERTY HIGHLIGHTS

- Office building in the heart of Sioux Falls
- Year built: 1983
- Land size (two parcels): 0.78 acres (34,110 sq. ft.)
- Monument signs on Minnesota Avenue
- Curb cut on Minnesota Avenue and one on Spring Avenue
- Additional land to expand parking

LOCATION DESCRIPTION

Located 1/2 block south of 14th Street on S. Minnesota Avenue
High traffic location with 24,000 vpd
Access from Spring Avenue also
Area neighbors include First PREMIER Bank, First International Bank & Trust, and Sioux Falls Housing & Redevelopment Commission



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PHOTOS

PROSPECT PLAZA SOUTH

629 S. Minnesota Avenue, Sioux Falls, SD 57104

FOR SALE

Office Building



FLOOR PLANS

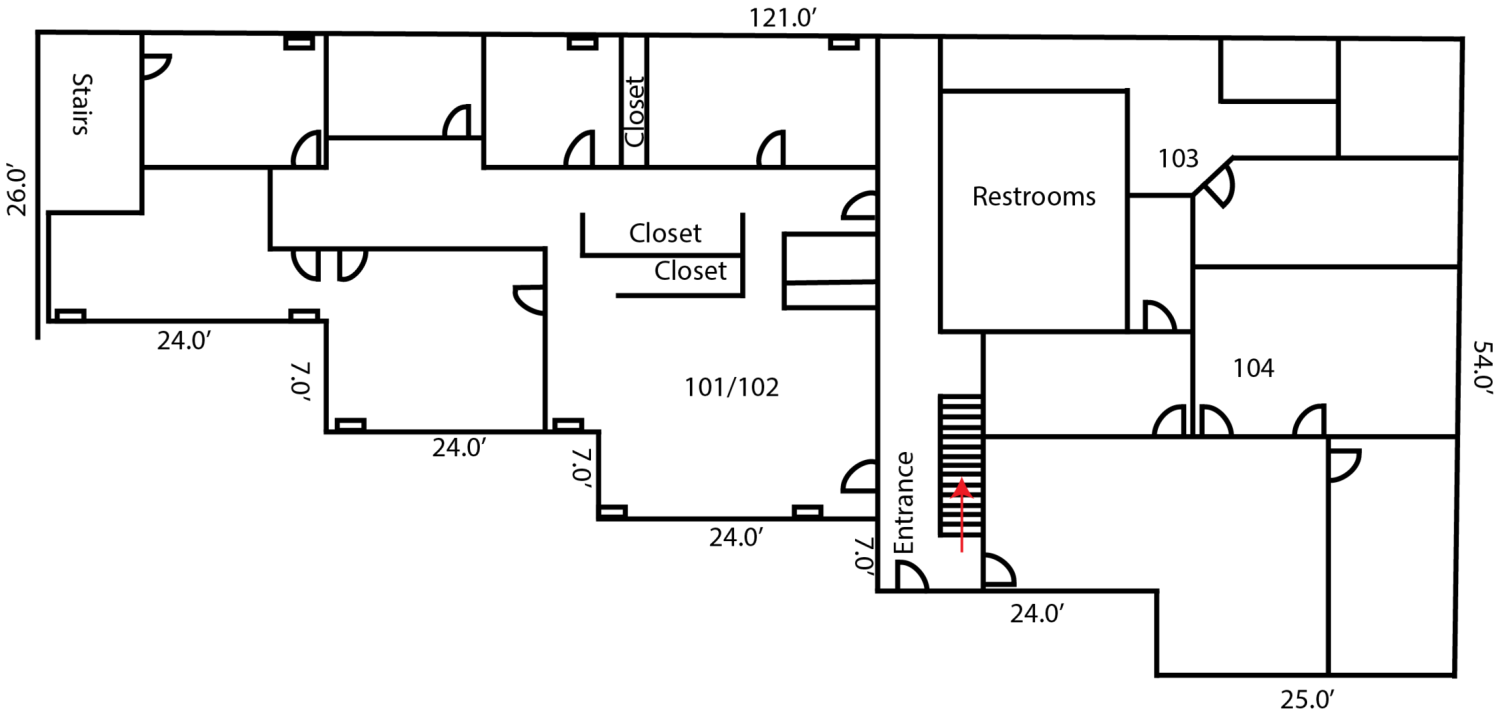
PROSPECT PLAZA SOUTH

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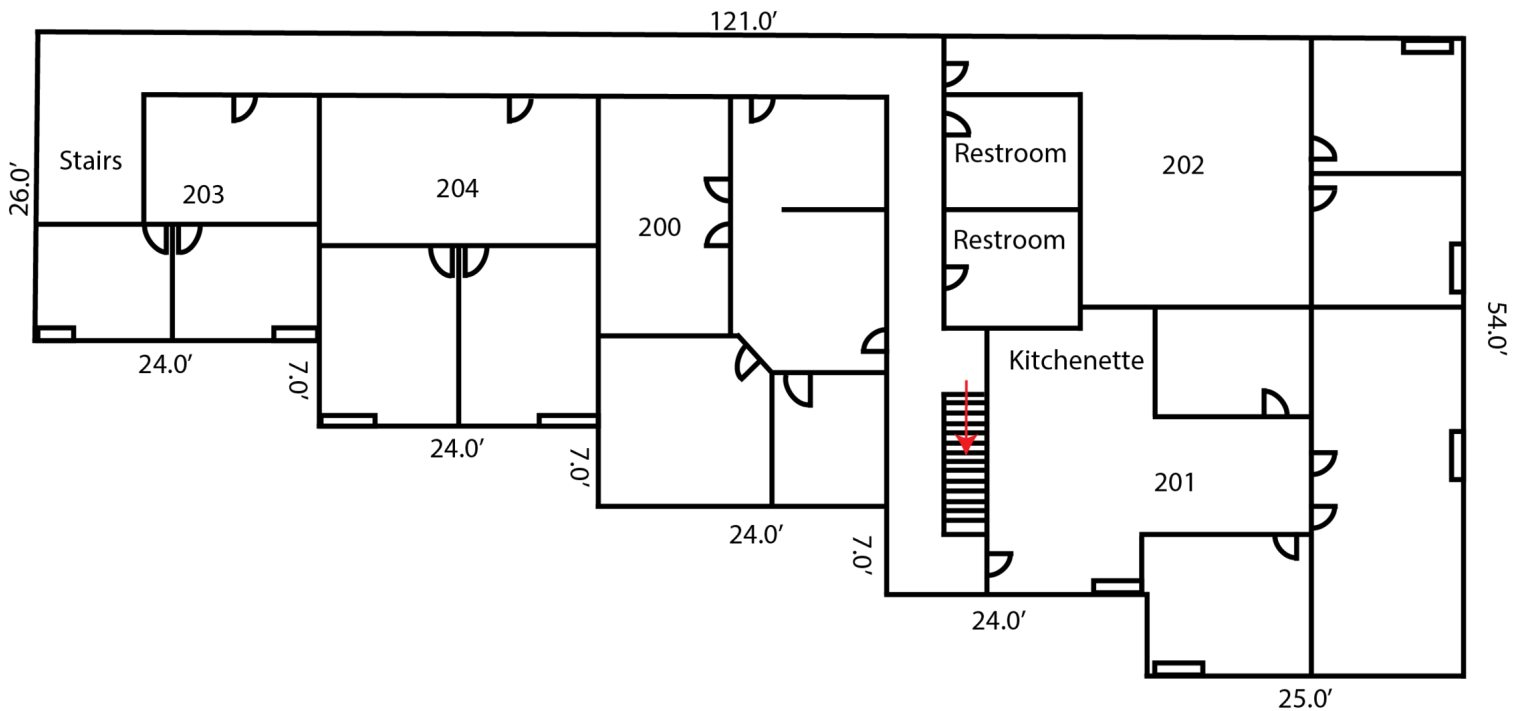
FOR SALE

Office Building

First Floor



Second Floor



AERIAL

PROSPECT PLAZA SOUTH

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FOR SALE

Office Building



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