

2408 E 10TH STREET

OFFICE AND SHOP FOR SALE



2408 E. 10th Street
Sioux Falls, SD 57103



1,590 SF



\$375,000

LOCATION

Highly visible and conveniently located shop and office space. Near I-229 and within minutes to Downtown Sioux Falls, Avera McKennan Hospital, and East Sioux Falls

DESCRIPTION

- Floor plan includes office area, ADA bathroom, shop space with 3 overhead doors (2-10' x 10' and 1-10' x 12') and full basement
- 6 parking spaces in rear of building
- Forced air heat and cool in shop and office
- High bay fluorescent light
- Monument signage available
- Traffic counts of 22,900 vehicles per day
- Owner is a licensed real estate agent
- Contact Broker for additional information

SCOTT BLOUNT

605.231.1882 | scott@lloydcompanies.com

101 S. Reid Street Ste. 201, Sioux Falls, SD 57103 | 605.323.2820

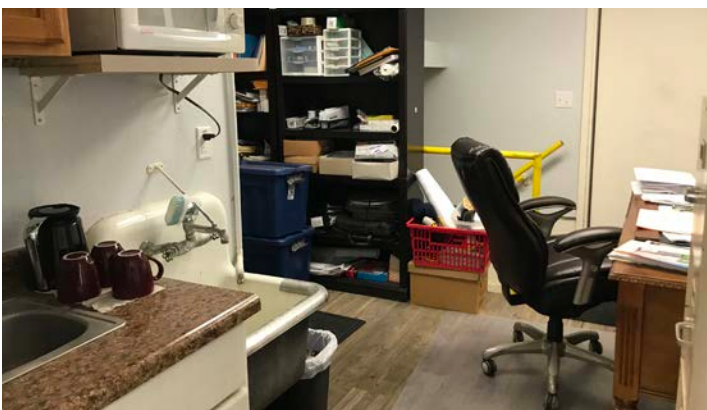
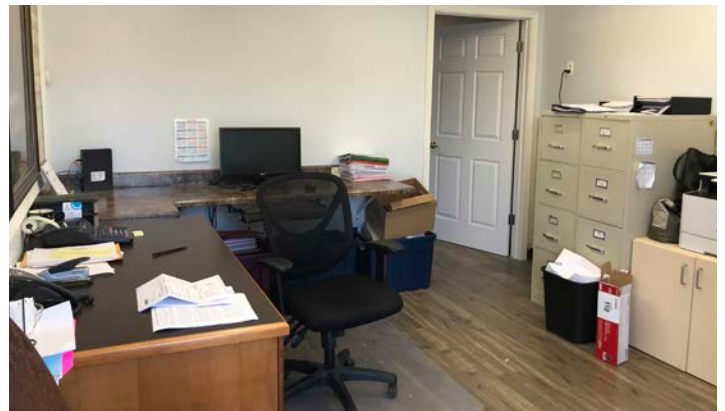
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INTERIOR PHOTOS



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EXTERIOR PHOTOS



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EXTERIOR SIGNAGE



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AREA MAP



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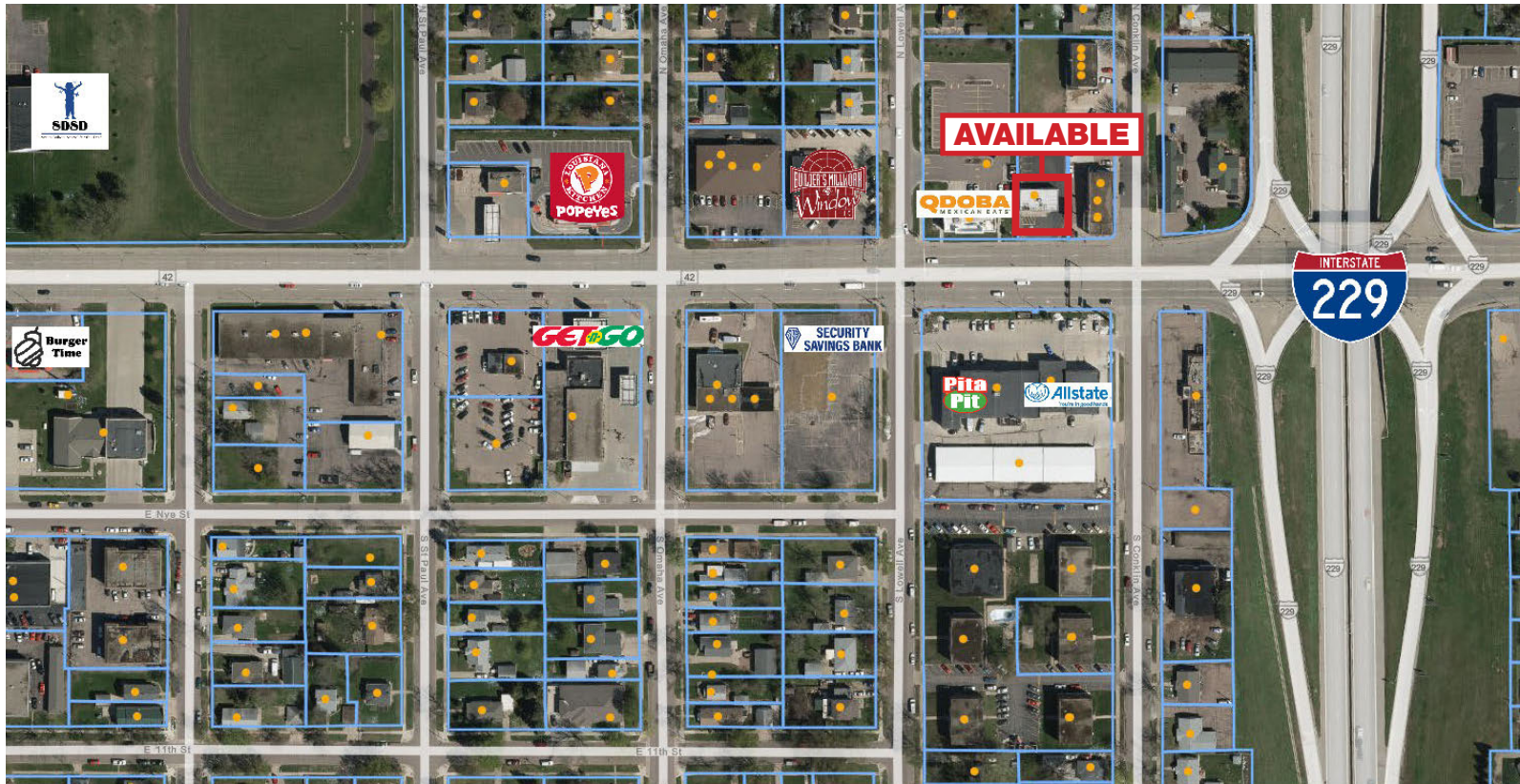
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AERIAL VIEW



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