



## 41st Street Office/Retail - Elkjer Square -

3300 S Holly Ave Sioux Falls, SD, 57105



Former furniture retail and real estate office has many great potential uses.

2,035 square feet

2,300 Per Month Gross Plus Electric.

5 Offices, Conference Room, Reception & Open Work Area, Restroom, Break Room & Storage.

Monument and Building Signage.

27,500 vehicle traffic count.

Cross Street: S Holly.

## FOR LEASE

### Price

\$2,300 / Month

**Addl. Pricing:** Tenant Pays Electric

### Details

**Type:** Retail, Office

**Space Available:** 2035

**Available:** December 1, 2018

**Zoning:** C-2 Commercial

**Utilities:** NNN

5 Executive Offices

Reception & Work Area

Large Conference Room

Monument Signage

41st & Holly

27,500 pass vehicles per day



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Information deemed reliable but not guaranteed

# Additional Photos



Information deemed reliable but not guaranteed