

## Downtown Eastbank Office/Retail Space **FOR LEASE**

818 E 8th Street Sioux Falls, SD, 57103



Great retail/office space available with a storefront opportunity and large area to build out to fit your needs. Historic renovation under way including new storefront facade. There is an on-site paved parking lot.

Characteristics include an open floor plan with 11 foot ceilings and original brick walls. 2,750 SF. One common and one private restroom, being remodeled.

Located in downtown upcoming East Bank area, walking distance from several restaurants & coffee shops.

\$10.00 PSF Gross plus pro-rated utilities.

\$2,292/month Gross + Pro-rated utilities.

### Price

\$10 / Square Foot

**Addl. Pricing:** Gross plus Pro-Rated Utilities

### Details

**Type:** Other, Retail, Office

**Baths:** 2

**Showing Instructions:** Call Broker

Storefront Opportunity

Paved On Site Parking

11-Foot Ceilings

Downtown Eastbank Location

Willing to Subdivide



**Paul Gourley**

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Sioux Falls, SD 57110  
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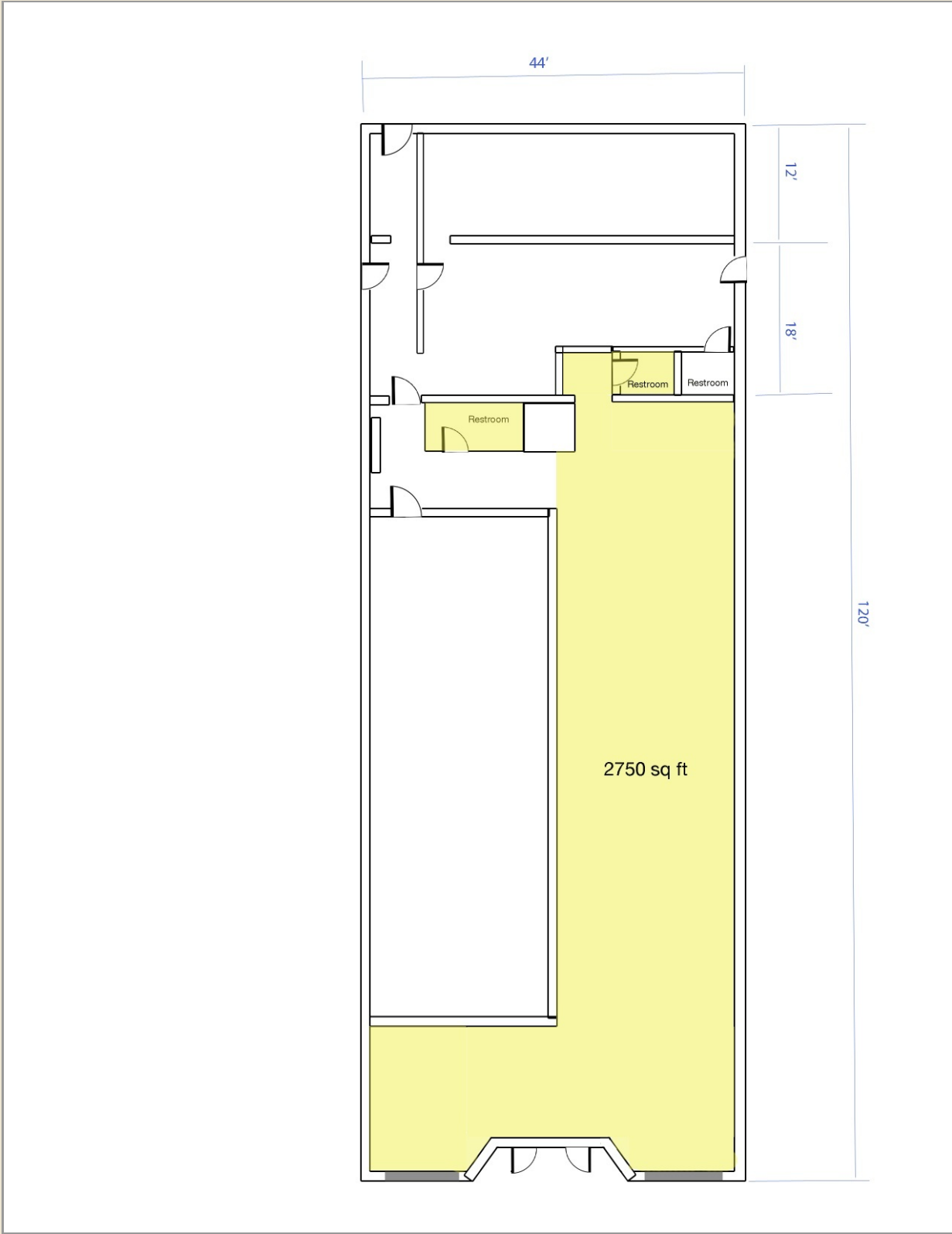
Information deemed reliable but not guaranteed

Additional Photos



Information deemed reliable but not guaranteed

# Floorplan

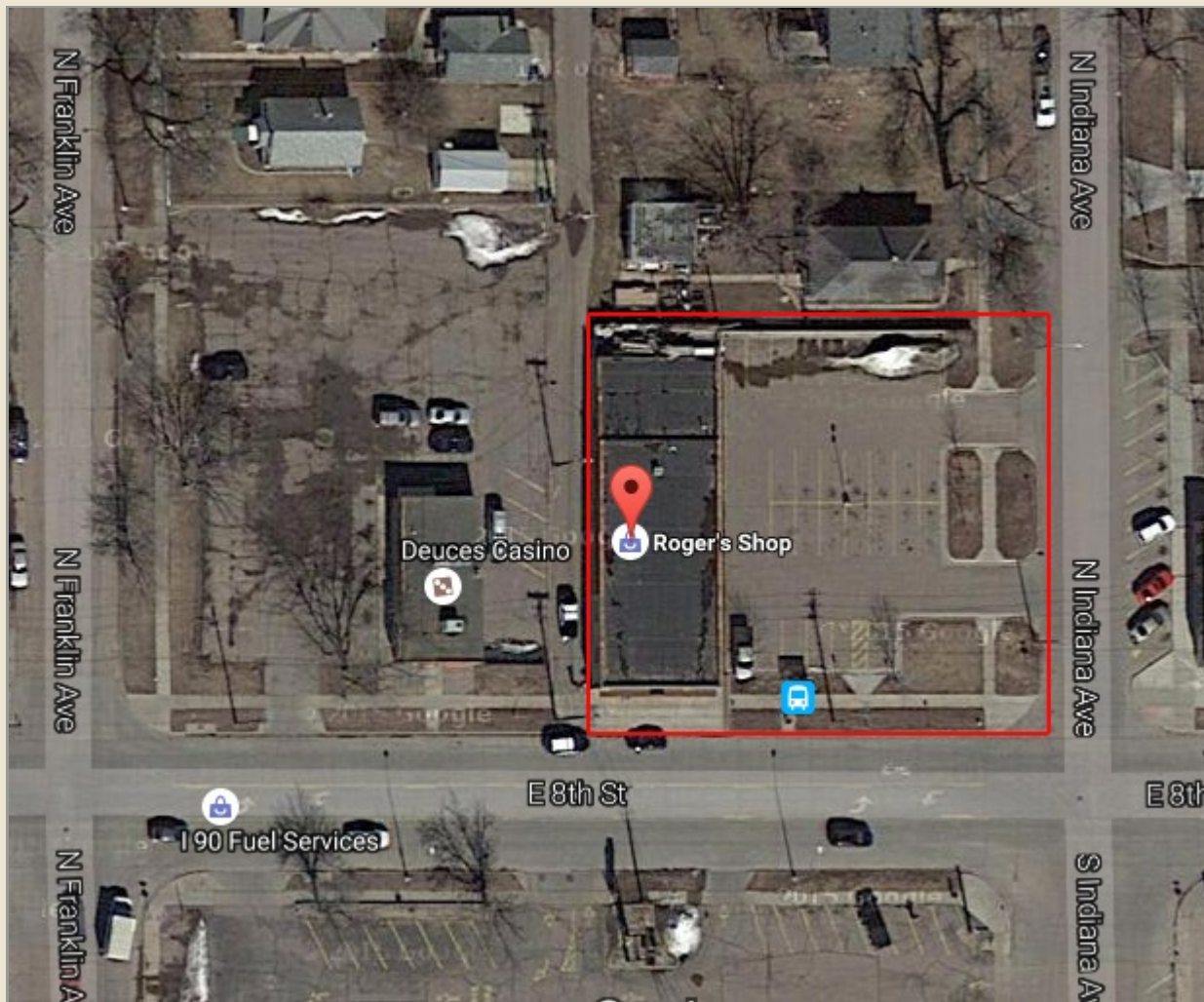


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# Location



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