

Heather Ridge Office Space for Lease 1,664 Sq. Ft.

6300 South Old Village Place Sioux Falls, SD, 57108



One of the nicest professional office suites in Sioux Falls. Class "A" office finishes with beautiful common areas and elevator access.

1,664 square foot office suite with five offices, break area, conference room and a waiting/reception area. Lots of borrowed lite to give the entire suite natural light.

Includes two heated indoor garage stalls and recently expanded shared parking lot.

Neighboring tenants in Heather Ridge development include HDR Engineering, RBC Wealth Management, Williams Insurance, Look's Meat Market, McNally's Restaurant, Fianni Jewelers, County and More, Active Spine Chiropractic, First Dakota Bank and Bancorp Corporation.

FOR LEASE

Price

\$3,650 / Month

Addl. Pricing: \$19.95 per sf plus \$6.37 NNN and gas and electric

Details

Type: Office

Space Available: 1,664

Available: 30 to 60 Days

Zoning: Office

Year Built: 2005

Stories: 2

Baths: 2

No. Units: 4

Parking: On Site, Covered

Parking Capacity: 51+

Construction: Metal, Masonry

Floors: Carpet

Roof: Composition

Heat: Central

Heat Source: Natural Gas

Air Conditioning: Central

Services: Sanitation Sewer, Natural Gas, Curb/Gutter, City Water

Safety Features: Fire Alarm, Security System, Exterior Lighting, Fire Sprinkler System

Showing Instructions: Call Broker

Possession: Other

Access: Interstate One Mile, City Street

Road Surface: Asphalt, Asphalt

Disability Access: Ramped Entrance, Handicapped Parking, Level Lot

Amenities: Garage

Disclosure: Information Deemed...

Information deemed Reliable but not Guaranteed



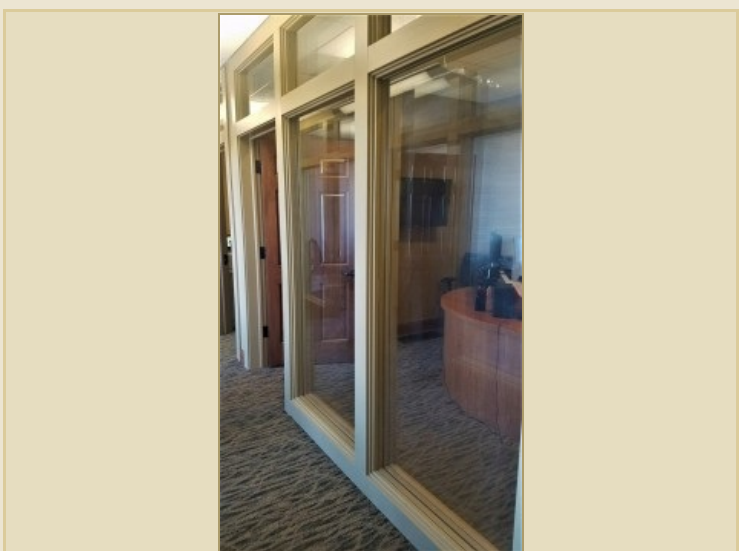
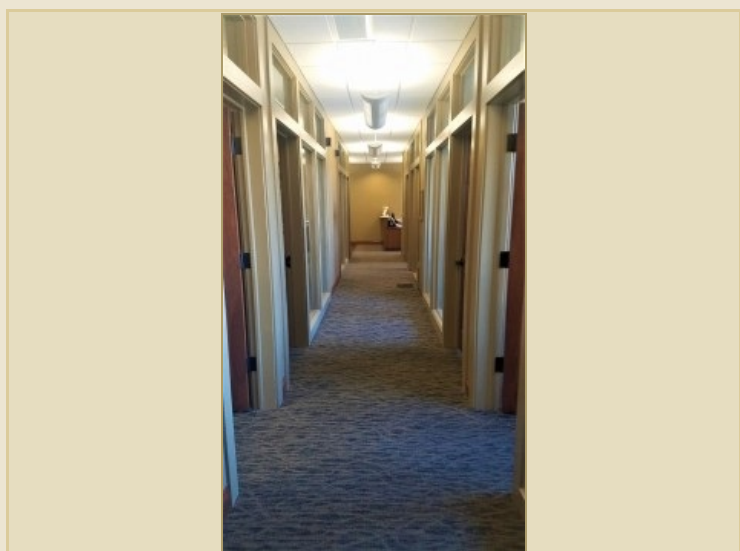
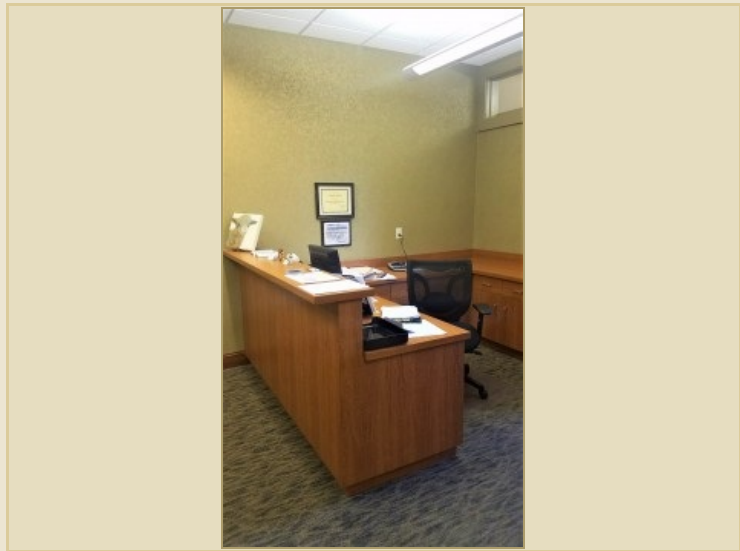
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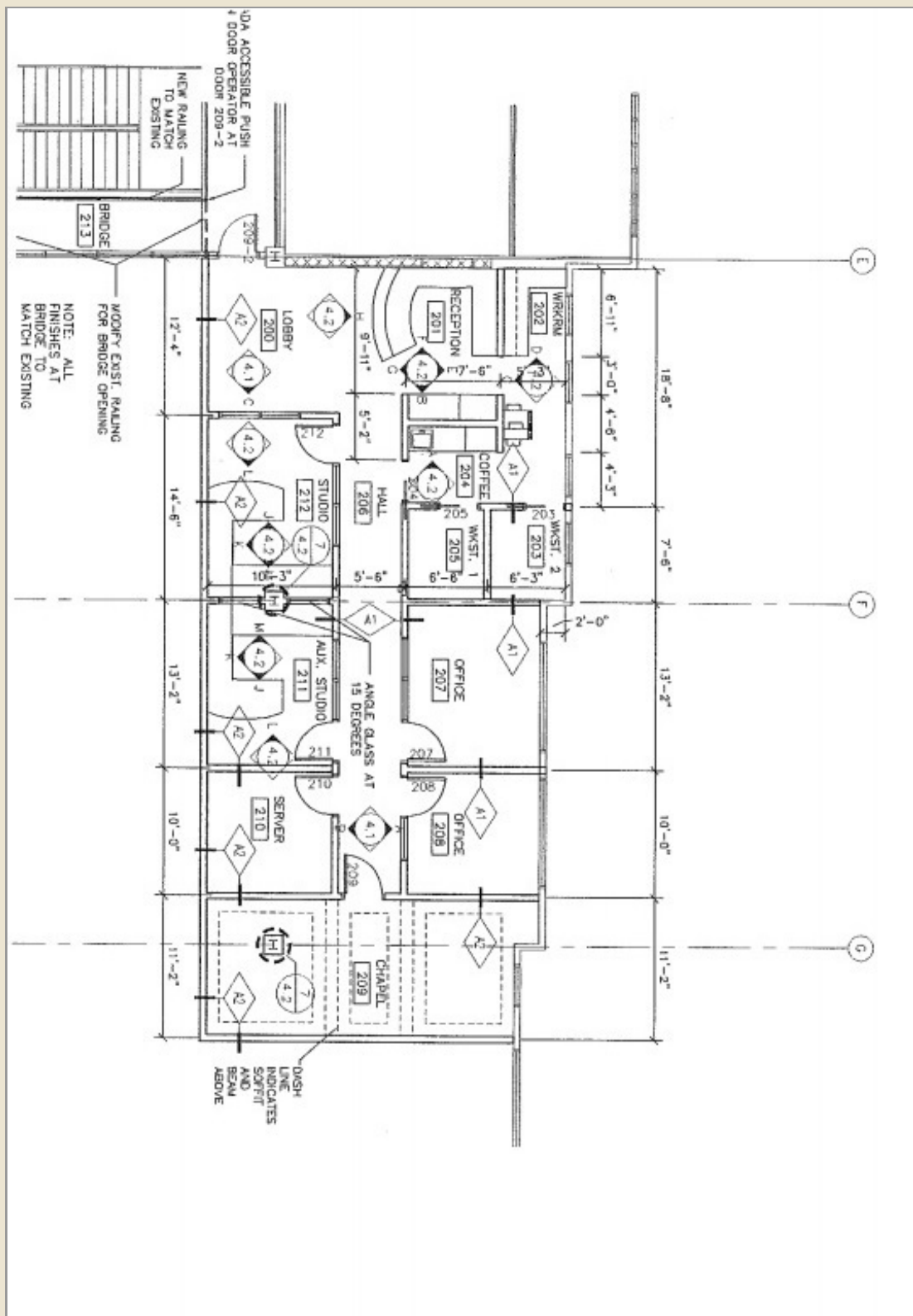
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Additional Photos



Information deemed reliable but not guaranteed

Floor Plan



Information deemed reliable but not guaranteed