

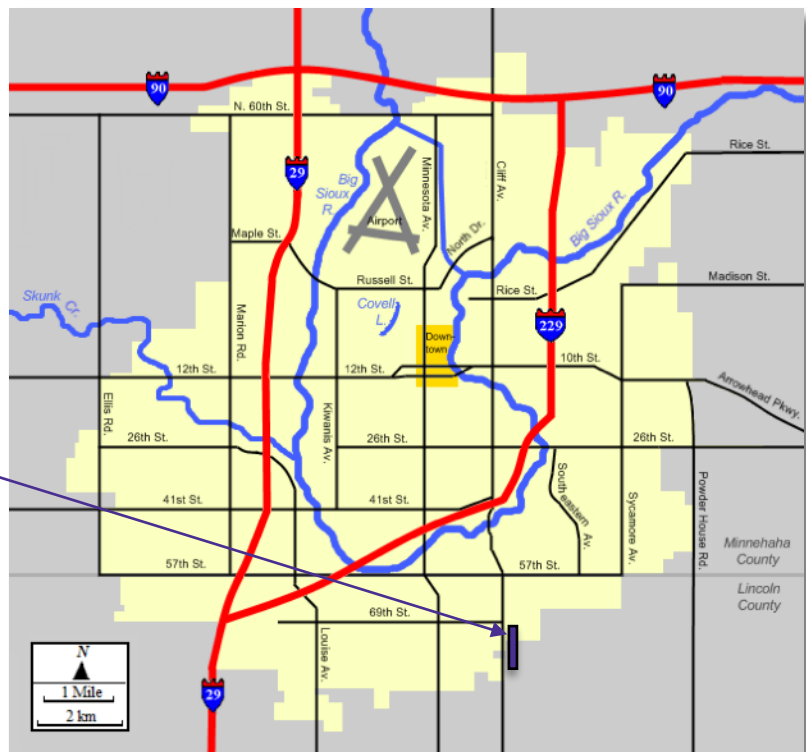
UNIVERSITY OF SIOUX FALLS RETAIL LAND



- **Price:** \$8.00 to \$12.00 PSF
- **Size:** 17.9 Acres / Seller will subdivide at time of sale
- **Zoning:** C-2 / neighborhood retail & commercial uses
- **Access:** Full intersection & planned traffic signal
- **Property Details:**
 - *Part of the University of Sioux Falls sports complex & campus expansion*
 - *600+ planned multi-family units adjacent to site*
 - *Rapidly growing area with high-income demographics*
 - *Seller must approve all retail & business uses prior to sale*

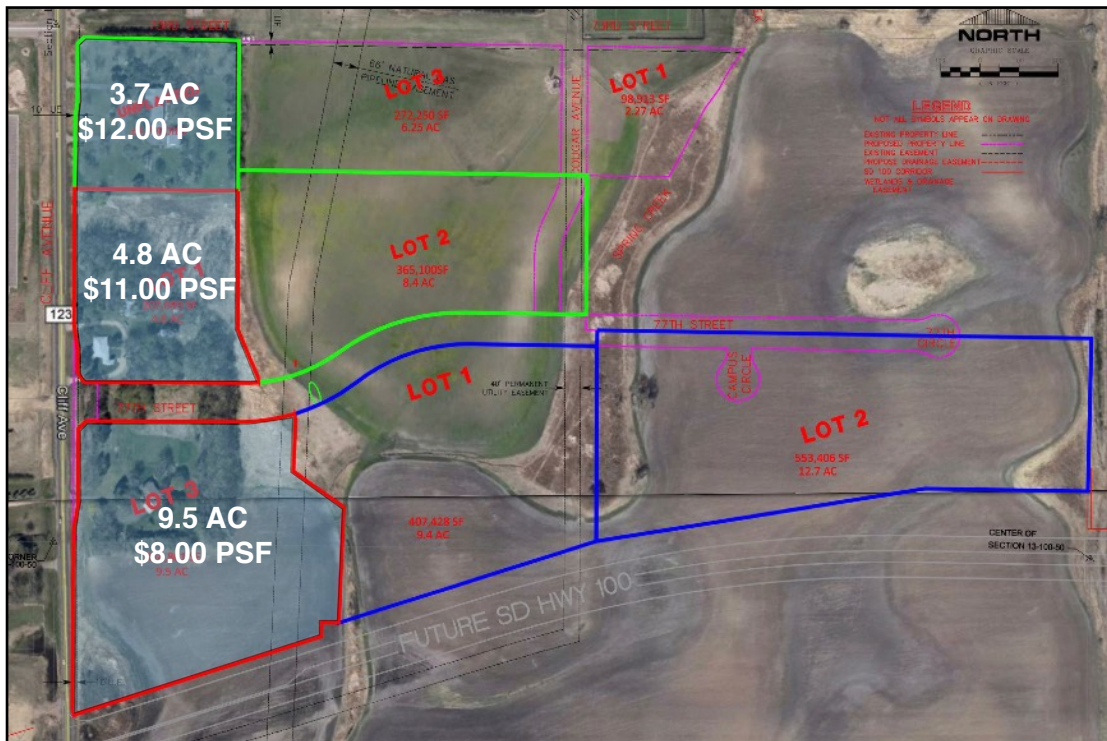
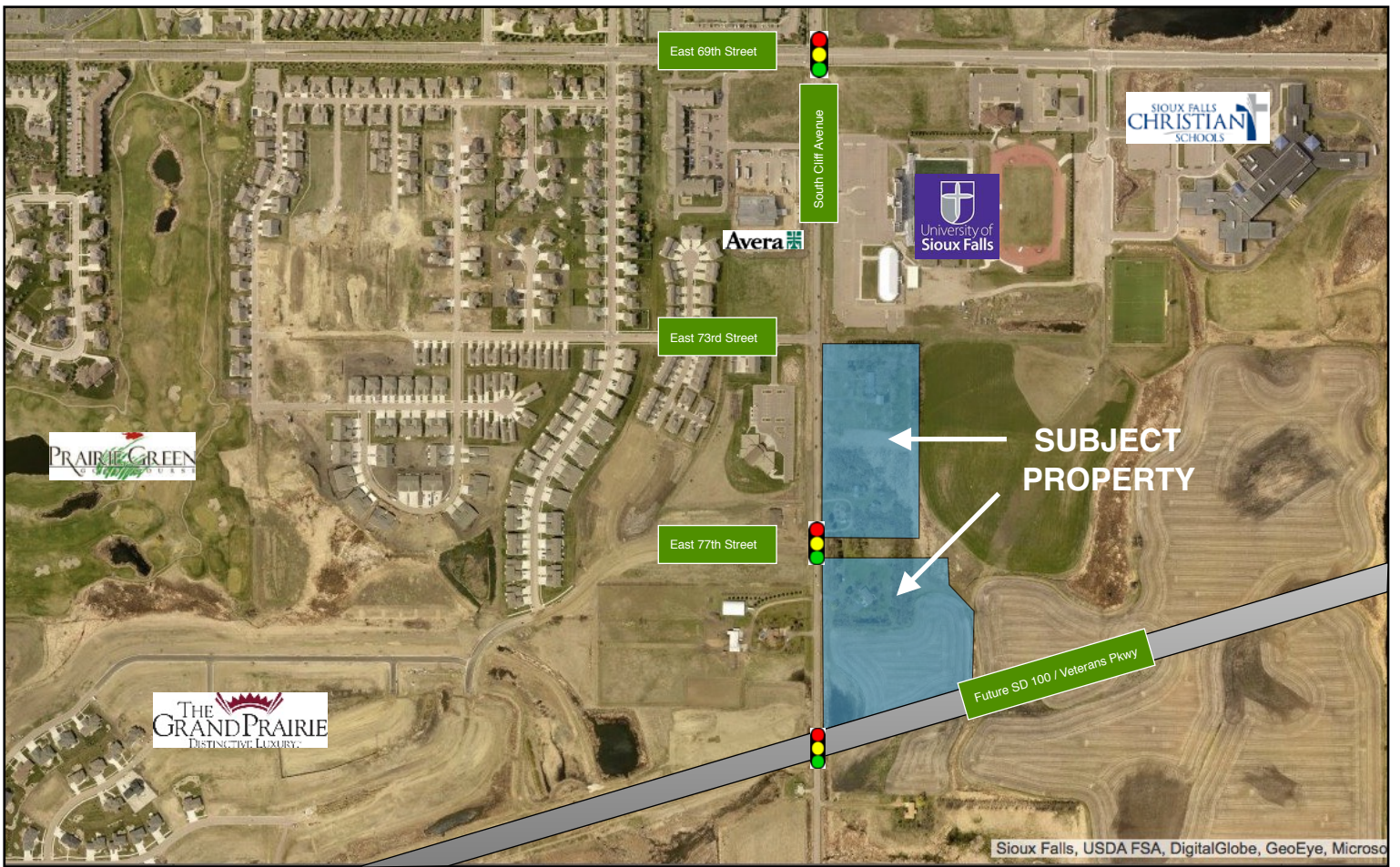


**PROPERTY
LOCATION**



JOEL INGLE (605)-351-2348
JOEL.INGLE@C-LEMME.COM

DAN LEMME (605)-366-2399
DAN@C-LEMME.COM



JOEL INGLE (605)-351-2348
JOEL.INGLE@C-LEMME.COM

DAN LEMME (605)-366-2399
DAN@C-LEMME.COM