

## Retail Space at Clock Tower Square - 41st & Marion

5403 W 41st Street Sioux Falls, SD, 57106



Established retail/office center on corner of 41st and Marion. Ample on site parking. Monument signage. Common area conference room for mall tenants.

3,658 Square Feet. Storefront access and visibility, rear employee entrance/delivery area. Tenant pays separately metered gas and electric.

Neighboring tenants include Luxury Bath, Guadalajara, Fine Designs, Subway, Little Caesars, Food and Health.

3,658 SF X \$10.00 PSF = \$3,048 per month plus NNN.

## FOR LEASE

### Price

\$10 / Square Foot

**Addl. Pricing:** \$5.60/sf NNN

### Details

**Type:** Retail, Office

**Space Available:** 3,658 sq ft

**Year Built:** 1987

**Stories:** 1

**Baths:** 2

**Parking:** On Site, Paved

**Parking Capacity:** 21-50

**Showing Instructions:** Call Broker

Private Office

Storage Closets

Two Private Restrooms



**Kirby Proehl**

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Information deemed reliable but not guaranteed

# Location Maps



Information deemed reliable but not guaranteed



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# Clock Tower Square

5403 W 41st Street

3,658 Sq Ft



\*Plan is not to scale, for illustration purposes only.

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