

## Shop Space For Lease at Crew Building

3503 S Norton Ave Sioux Falls, SD, 57105



For Lease. Approx 2,100 sq ft shop space for lease. \$6 Gross Plus Utilities.

Shop space includes 9x8 overhead door and 84x25 work space with concrete floors. Windows with lots of natural light.

Adjacent office space also available. Includes one executive office suite and four additional private offices. Executive office suite features private restroom including shower and storage closet. Large conference room.

Additional private restroom in hallway. Break room with kitchen, refrigerator, dishwasher, washer/dryer hookups and large three compartment sink.

Potential for building signage.

Neighbors include Eberts Properties, LLC.

## FOR LEASE

### Price

\$6 / Square Foot

**Addl. Pricing:** Gross Lease-Utilities Included

### Details

**Type:** Office, Warehouse, Industrial, Retail

**Space Available:** 2,100 sq ft

**Utilities:** Included in Lease

**Stories:** 1

**Baths:** 2

**No. Units:** 1

**Parking:** On Site, Paved

**Parking Capacity:** 1-5

**Heat:** Central

**Air Conditioning :** Central

**Showing Instructions:** Call Broker

**Access:** City Street

**Road Surface:** Asphalt, Asphalt

**Disability Access:** Ramped Entrance, Handicapped Parking, Level Lot

84x25 Shop Space

9x8 Overhead Door

Executive office suite w/restroom

Four Additional Private Offices

Conference Room

Break room w/kitchen

Washer/Dryer hookups

Private Restroom



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Information deemed reliable but not guaranteed

# Additional Photos

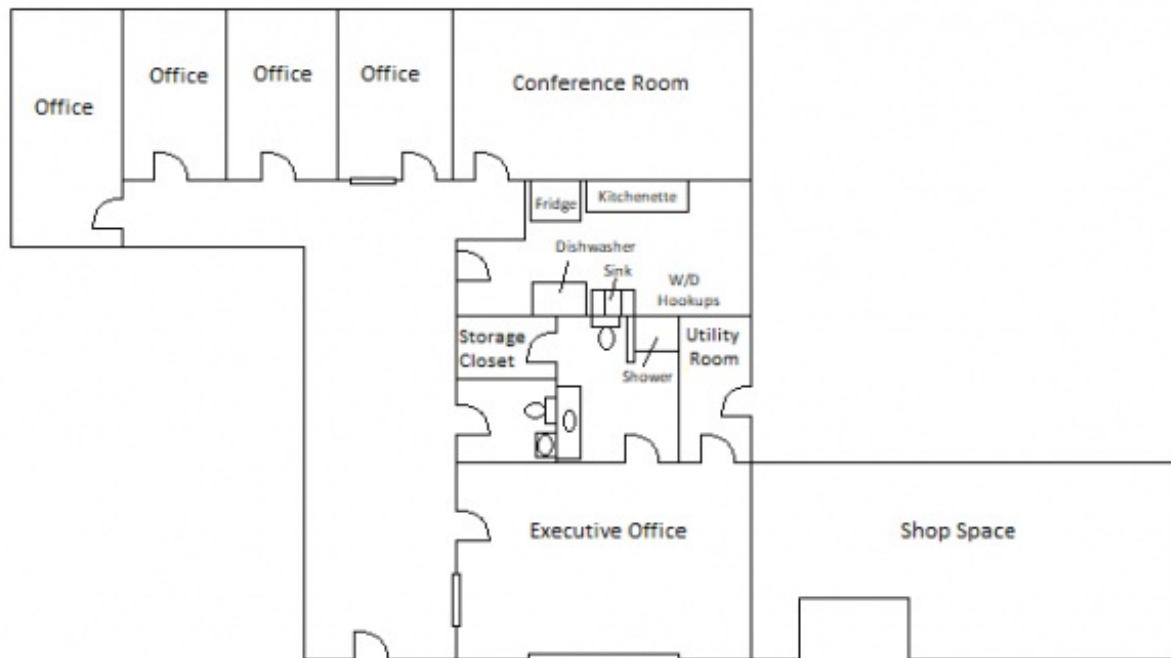


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### Crew Building Floor

3503 S Norton Ave, Sioux Falls, SD 57105

2,740 Square Feet

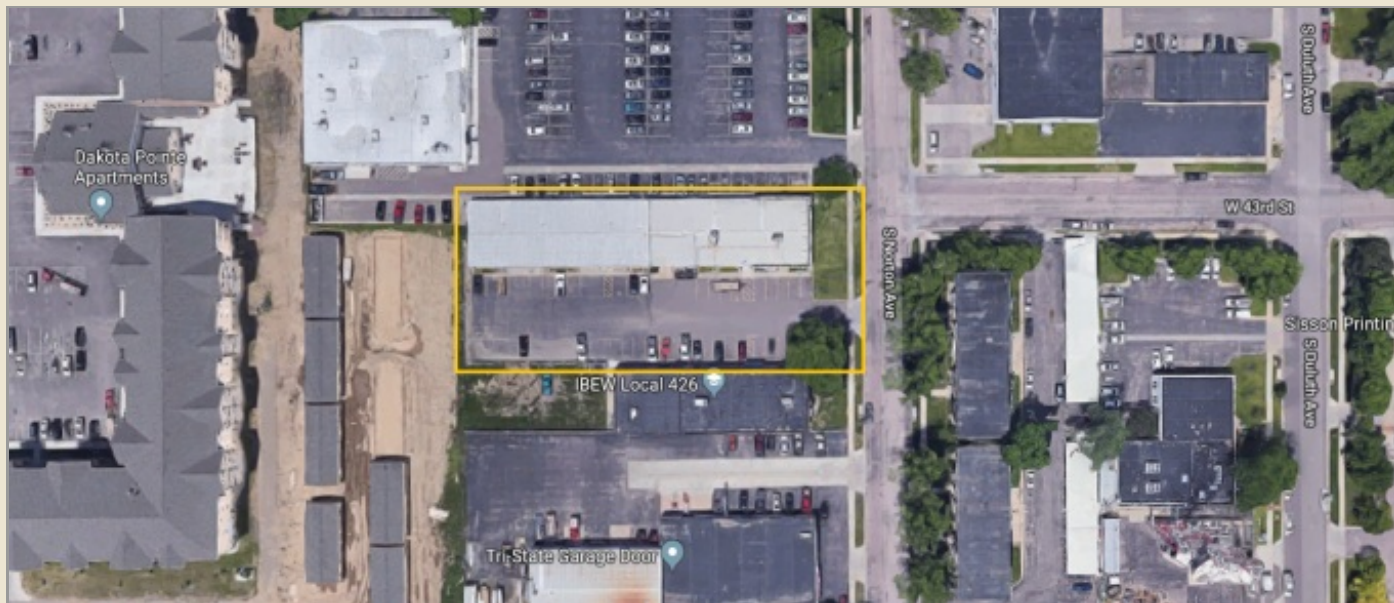


\*Plan not to scale, for illustration purposes only.

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# Location Maps



Information deemed reliable but not guaranteed



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