

# Sonifi Corporate Campus

3900 W. Innovation Street  
Sioux Falls, SD 57107



2500 W 49th Street Suite 100  
Sioux Falls, SD 57105  
605 357 7100  
naisiouxfalls.com



**Dennis Breske**  
CCIM, MBA, SIOR  
605 444 7100  
605 310 6666  
dbreske@naisiouxfalls.com



**Gregg Brown**  
MBA, SIOR  
605 444 7103  
605 906 0394  
gbrown@naisiouxfalls.com

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# SUITE FEATURES

- Available immediately
- Lease rate: \$19.50/ sq. ft. gross
- Space size: 10,361 rentable sq. ft. (9,336 usable sq. ft.)
- 13 hard wall window offices
- 4 free standing window offices
- 20 workstations
- Currently configured with a total of 27 seats
- 3 conference rooms
- Copy room and kitchen
- In-suite restrooms
- Plenty of paved, on-site parking spaces
- Furniture and workstations available for use with lease
- Monument and suite entry signage available
- Contact broker to schedule tours

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# CAMPUS AMENITIES

- Lot size: 22.28 acres (970,359 sq. ft.)
- Zoning: I-1
- 24/7 operation call center facility
- Secure facility
- Emergency generator
- Event space for meetings
- Fitness center - \$10/ month per employee
- Shared outdoor patio
- Enclosed courtyard
- Sand volleyball court
- Cafeteria serving breakfast and lunch
- Pallet storage rack space available for a fee

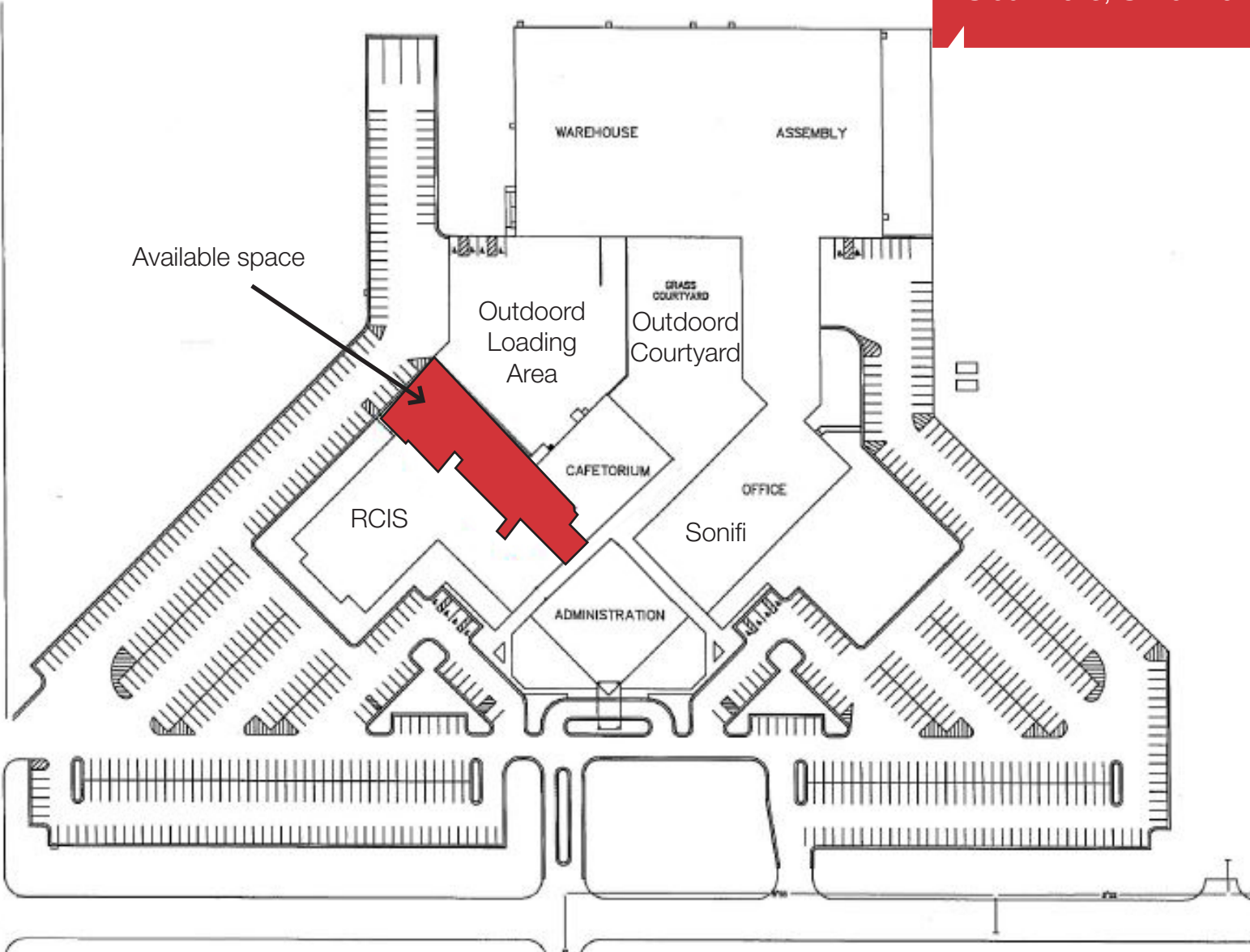
# AERIAL

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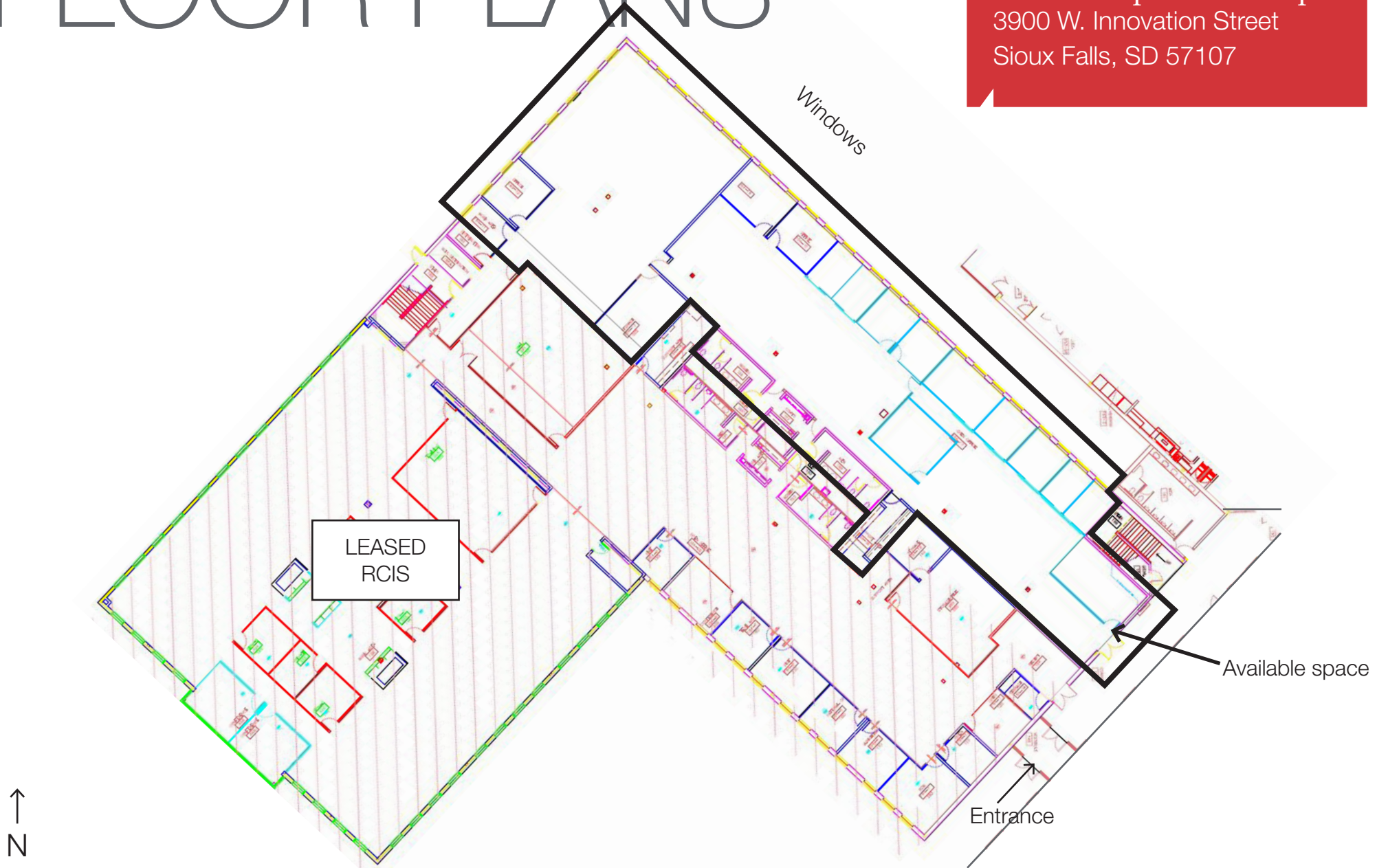
# FLOOR PLANS

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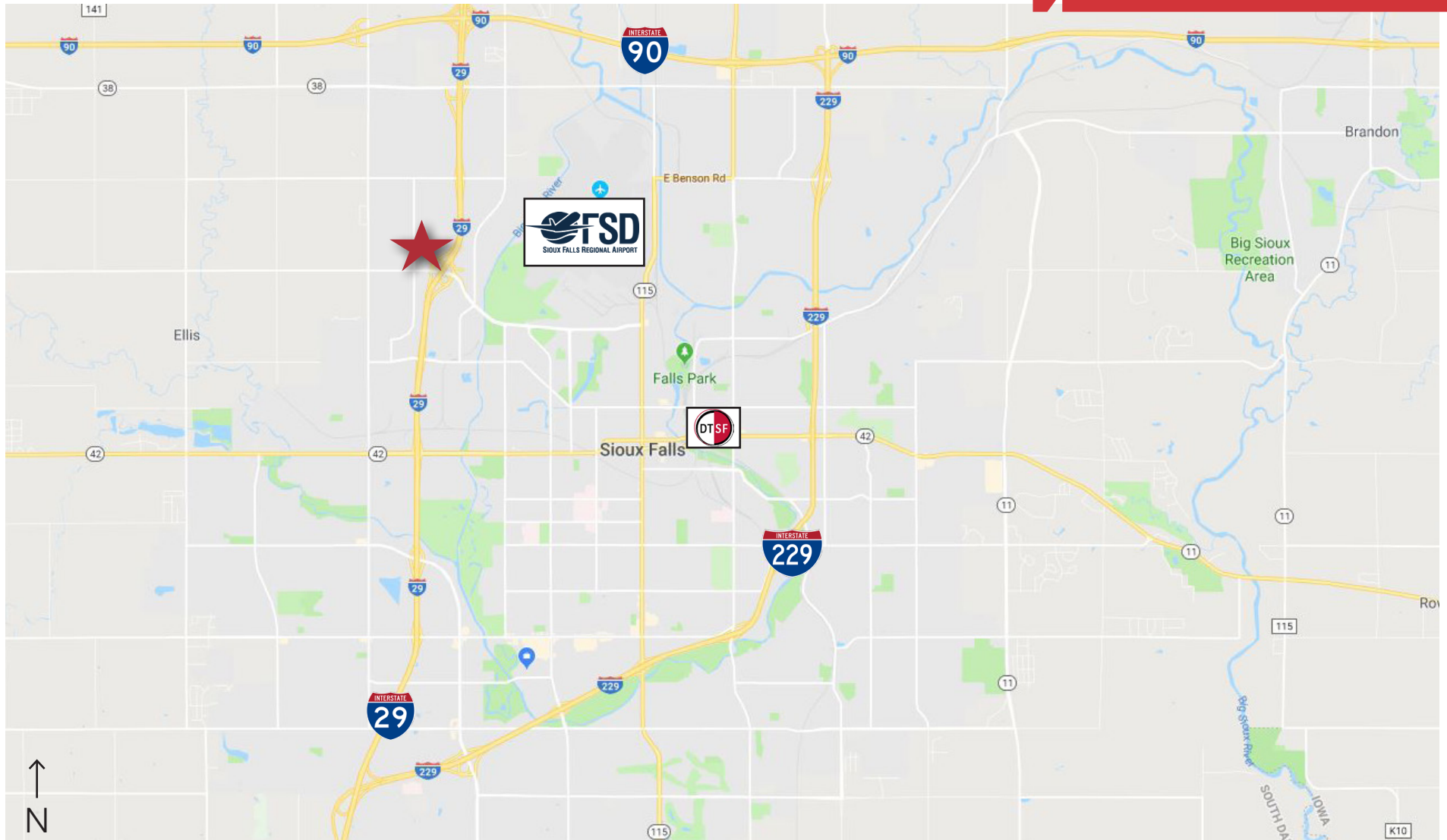
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# AREA MAP

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## Transit Distances

3.8 Miles  
**I-90**

7 Miles  
**I-229**

.5 Mile  
**I-29**

5.1 Miles  
**Airport**

4.6 Miles  
**Downtown**

# PHOTOS

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