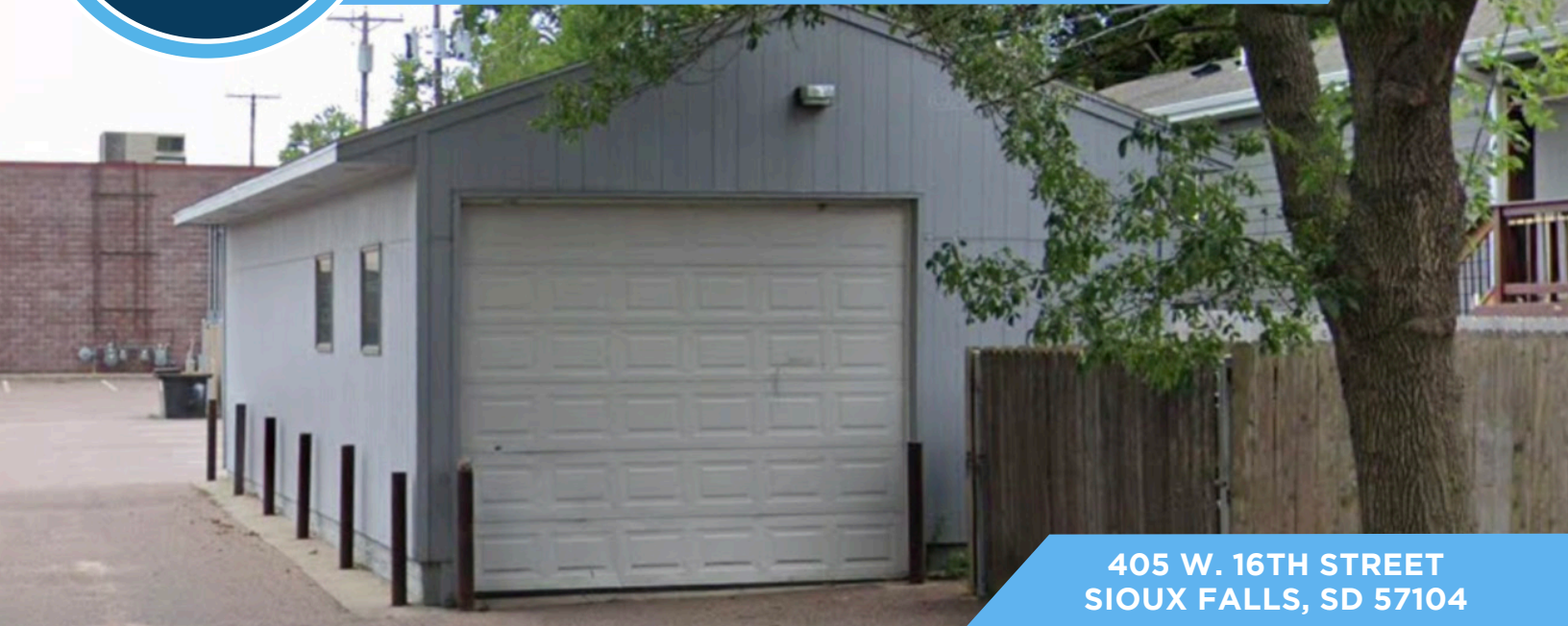


**FOR
LEASE**

MINNESOTA AVENUE STORAGE

700+ SQ. FT. OF STORAGE SPACE NEAR DOWNTOWN SIOUX FALLS



**405 W. 16TH STREET
SIOUX FALLS, SD 57104**



SIZE

726 sq. ft.



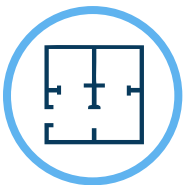
PRICE

\$550/month
(gross + utilities)



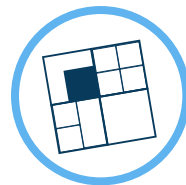
LOCATION

Off of Minnesota Avenue
near Downtown Sioux Falls



LAYOUT

38.75 ft long x 18.75 ft
wide with AC + Heat



ZONING

RE3: Retail



COTENANCY

Papa John's, Get-N-Go,
Taco Bell, See the Trainer,
Gilberto's, Showplace
Cabinetry Design Center,
Taco Bell, First PREMIER Bank

Information deemed reliable, but not guaranteed.



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AERIAL MAP



SITE PLAN



S MINNESOTA AVE

Sioux Falls

W 16TH ST

S SPRING AVE

Sioux Falls
101-49

PHOTOS: INTERIOR

