

WESTERN MALL

RETAIL SPACE AVAILABLE



2101 W. 41st Street, Suite 10
Sioux Falls, SD 57105

FOR LEASE

\$13.50 / SF NNN
6,321 SF

SIZE

- 6,321 SF

PRICE

- \$13.50 / SF NNN
- Estimated NNN: \$2.91 / SF

LOCATION

- The Western Mall provides an excellent location for any business that desires to be located on the very busy 41st Street commercial corridor!

DESCRIPTION

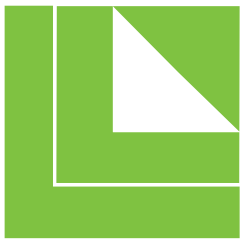
- Great opportunity to be next to Sioux Falls' popular retail anchor, Scheels!
- Building and pylon signage opportunities
- Desirable frontage with opportunities for several retail or service users
- Co-tenancy with Scheels, SD Furniture Mart, Best Buy, HuHot Mongolian Grill, West Mall 7 Theaters, Potbelly Sandwiches, Eileen's Colossal Cookies and more
- Contact Broker for additional information

Find out more at lloydcompanies.com

RAQUEL BLOUNT, SIOR

605 728-9092

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WESTERN MALL

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EXTERIOR & AREA RETAIL

Concept renderings only; subject to change

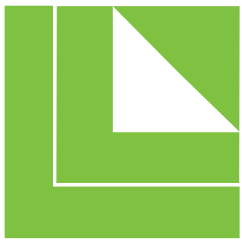
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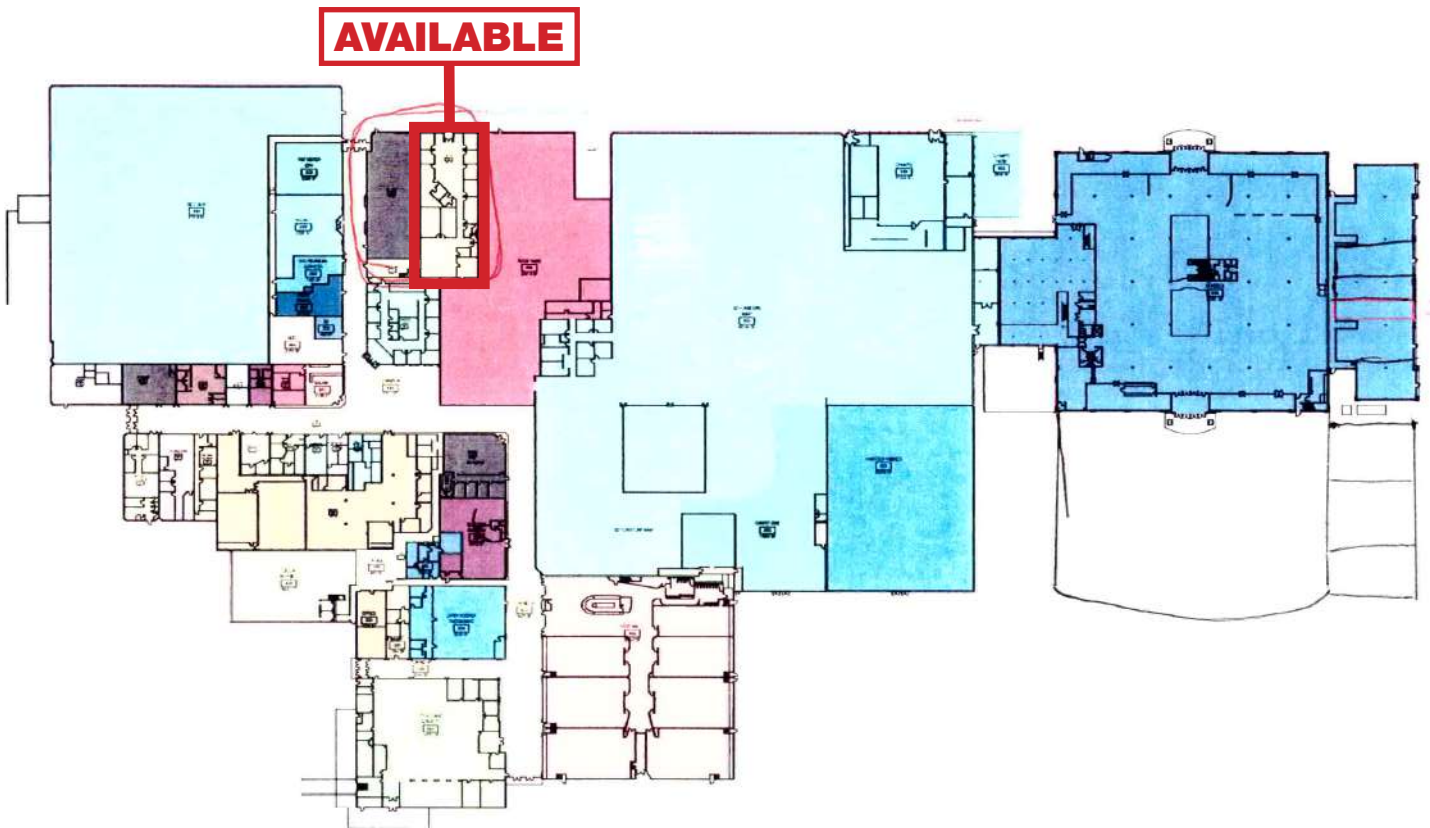
Information deemed reliable, but not guaranteed.



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BUILDING PLAN

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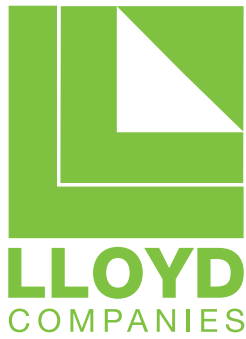
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AREA MAP

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