FOR LEASE:
DOWNTOWN PROFESSIONAL OFFICE SPACE

PROPERTY INFORMATION

- Built in 1919, this premier office space is beautiful, historic and spacious, ideal for a bank, law office, accounting firm, or any other professional office user.
- Building amenities include a common area break room, multiple board rooms, locker room with shower, building security system, and plentiful storage space.
- Excellent signage opportunities for a high profile corporate presence.
- City parking ramp located directly across the street.
- Spacious executive offices with panoramic views of the city lend to the prestige of this Class A office space.
- Ideally situated in the Sioux Falls Central Business District on the southeast corner of 9th Street and Dakota Avenue in Downtown Sioux Falls, right across from City Hall.

100 S Dakota Avenue
Sioux Falls, SD 57104

AVAILABLE:	
BASEMENT:	**3,741 SF**
MAIN FLOOR:	**2.769 SF**
SECOND FLOOR:	**3,741 SF**
PRICE:	
UPPER LEVELS:	$13.00 PSF
BASEMENT:	$6.00 PSF
TERMS:	NNN
ZONING:	DT-PUD
OCCUPANCY:	IMMEDIATE
2018 Estimated NNN:	$2.30 PSF

For more information, please contact:
Kristen Zueger, SIOR

p: 605.271.2234
c: 605.376.1903
e: Kristen@VBCLink.com

SIOR

VanBuskirk COMPANIES

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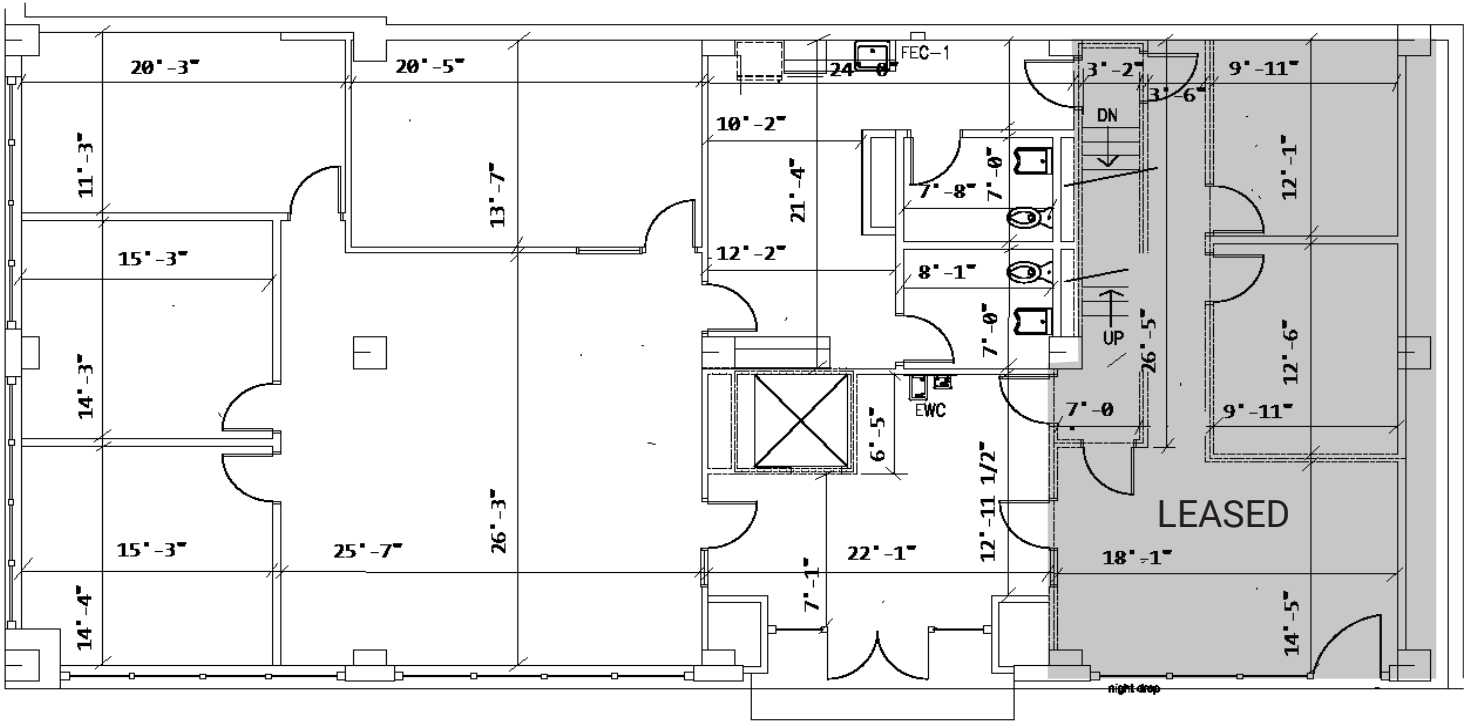
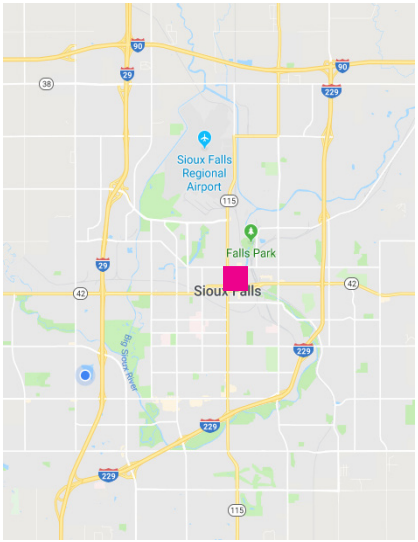
FIRST FLOOR PLAN





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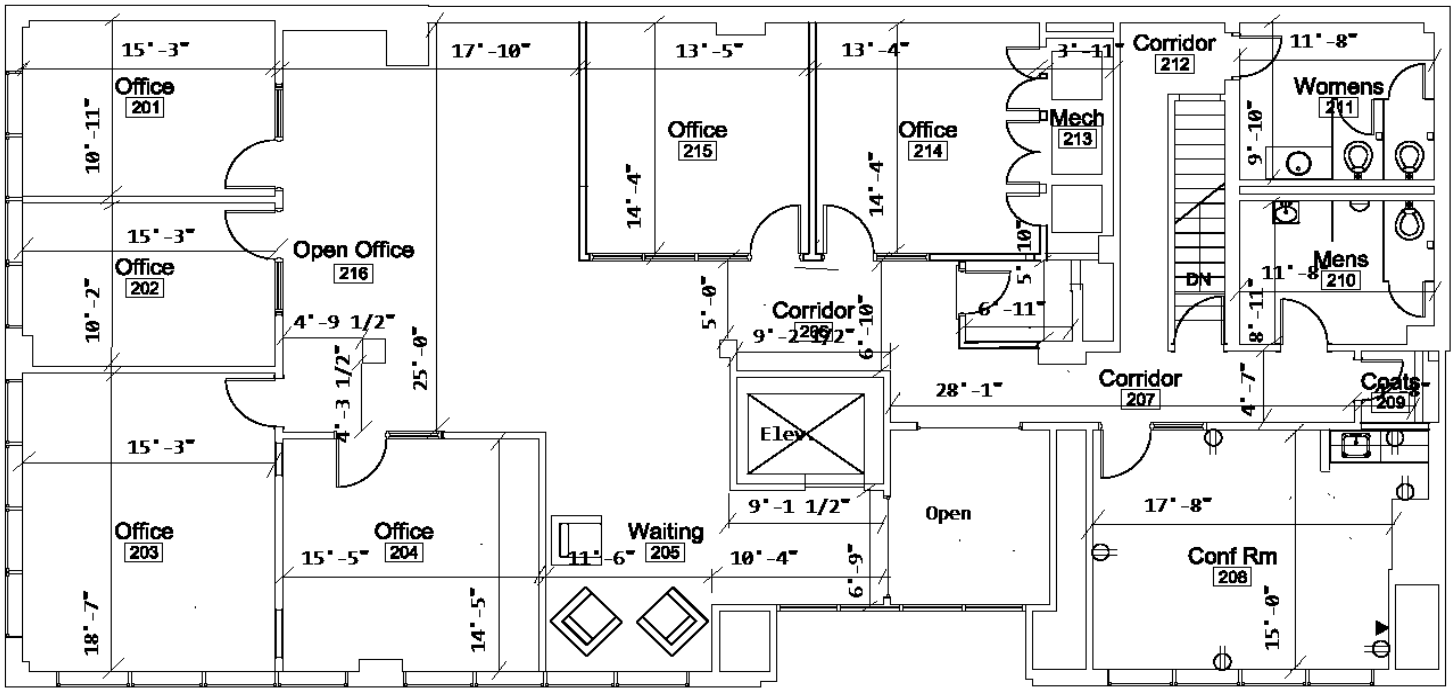
SECOND FLOOR PLAN



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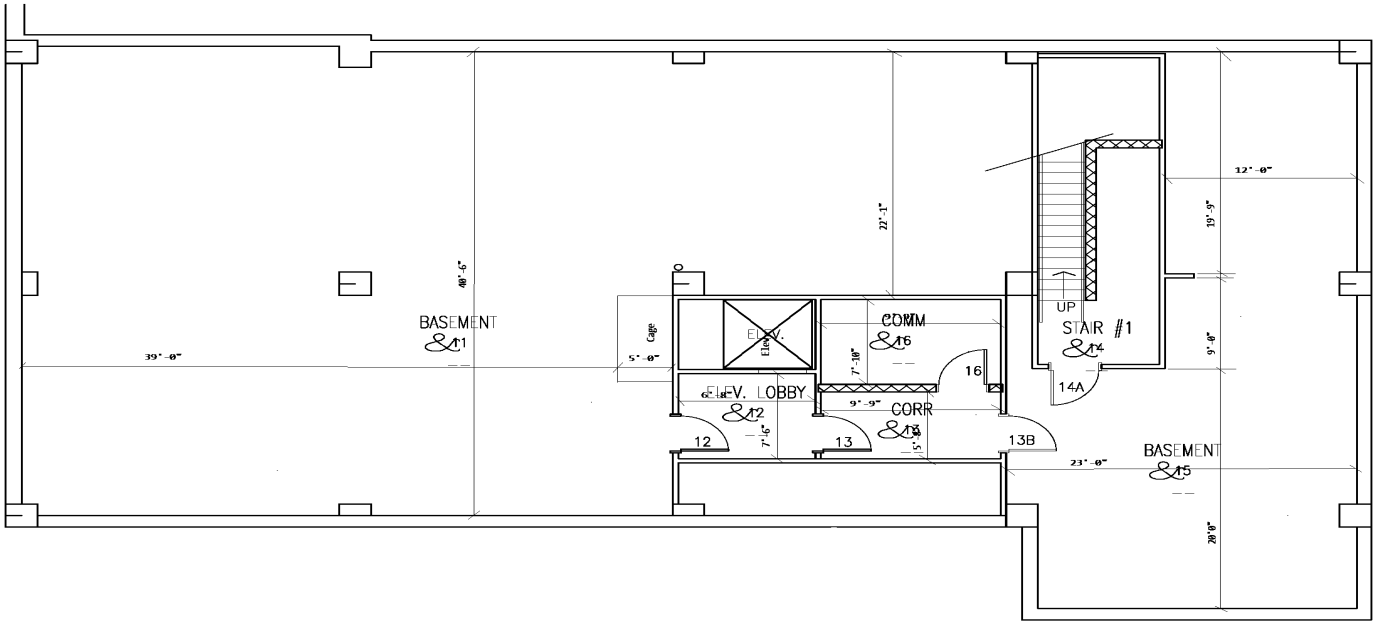
BASEMENT FLOOR PLAN



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AERIAL VIEW

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