



# BAILEY BUILDING

## Westside Office

### Office Building For Sale



3800 West Technology Circle  
Sioux Falls, SD 57106



#### size

Building: 7,994 sqft  
Land: 0.75 acres



#### price

\$875,000



#### location

Convenient westside location, with close proximity to Louise Ave.



#### layout

This office building has 4 suites (2 on each floor), with direct access from parking to both floors of the building.



#### info

- Year Built: 1996
- 2019 Taxes: \$13,843
- Parking: 34 stalls



#### co-tenancy

The Empire Mall, GreatLIFE, Caribou Coffee, Starbucks, Qdoba, Jimmy John's, Spezia, Sioux Area Metro

Information deemed reliable but not guaranteed.



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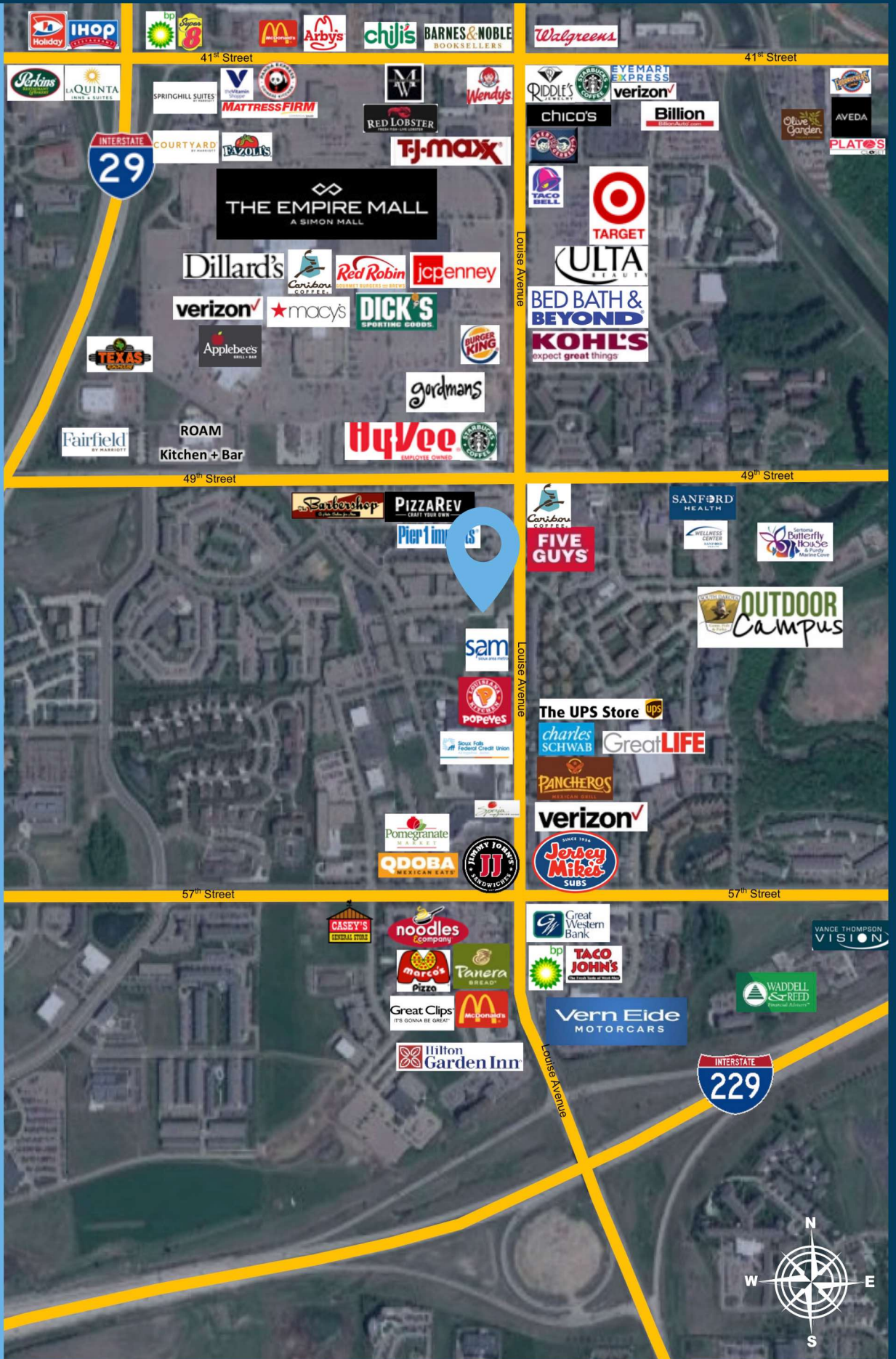


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AREA MAP

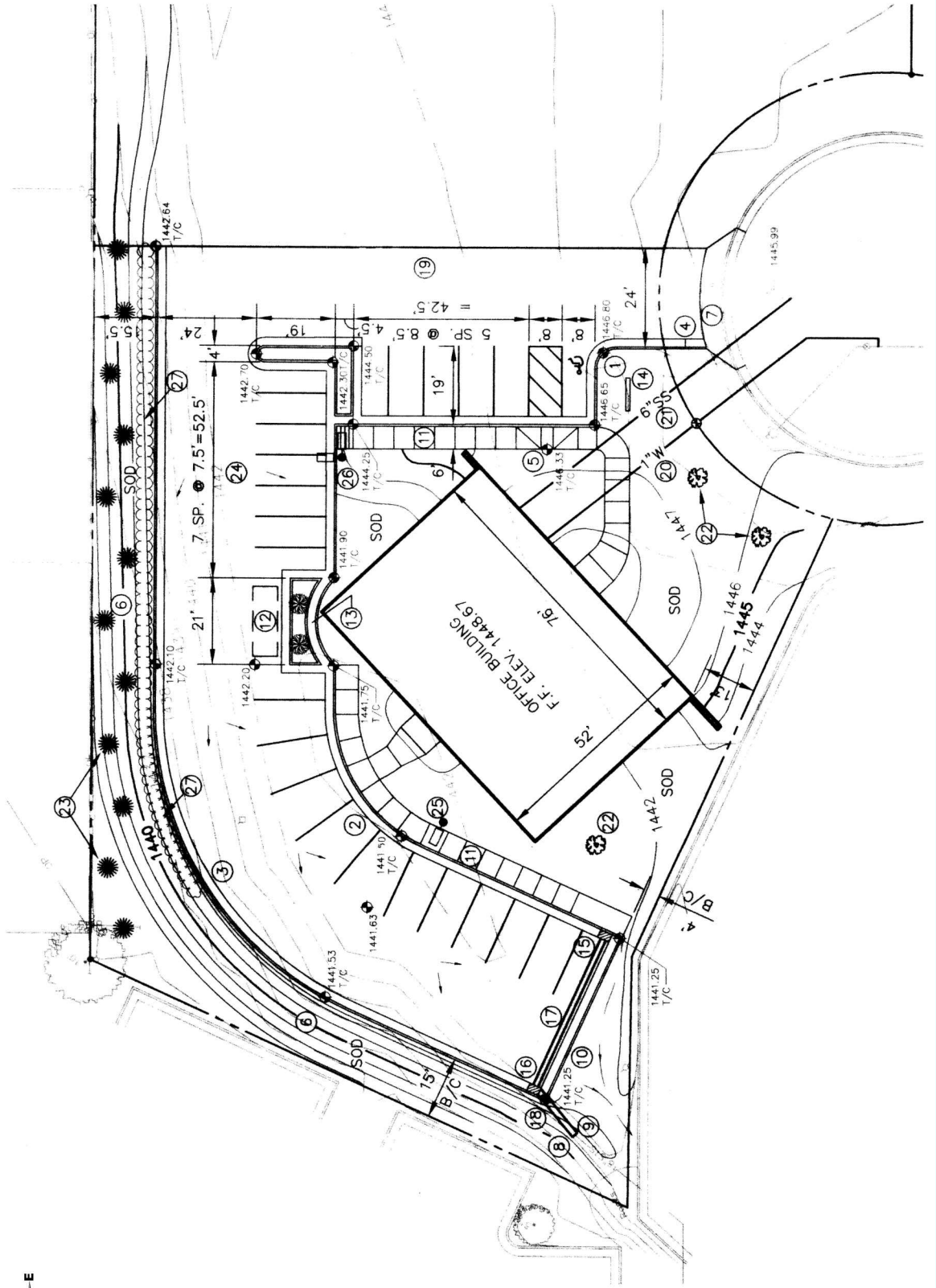


# PARCEL MAP

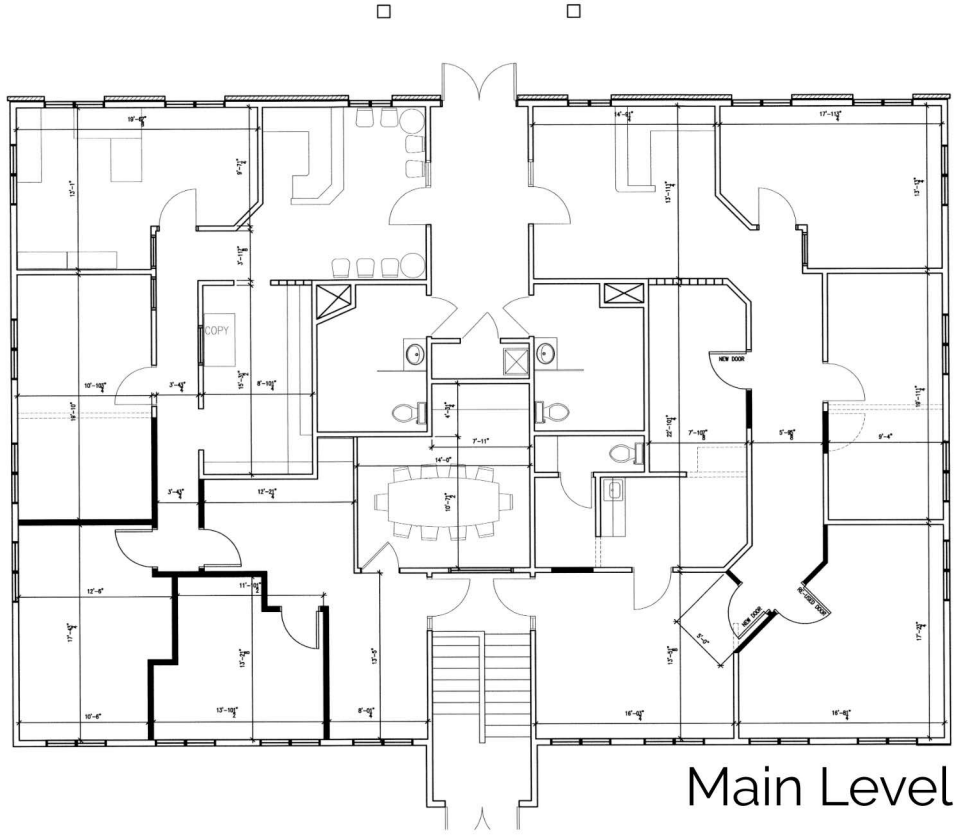




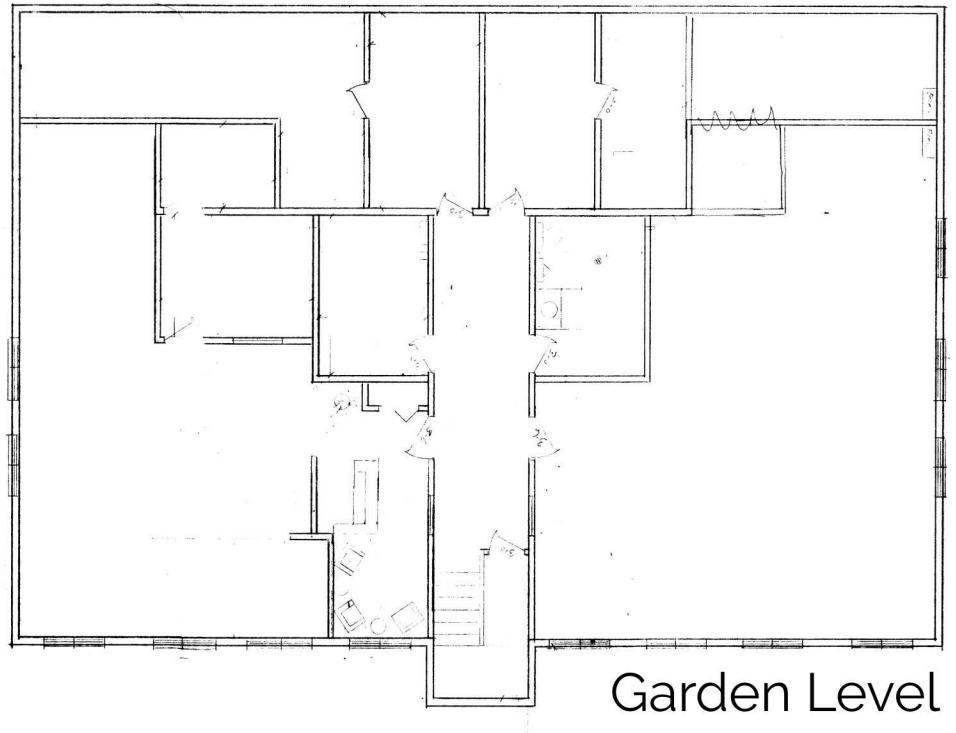
# SITEPLAN



# FLOORPLANS



Main Level



Garden Level

PROPERTY PHOTOS

