



Boulder Ridge Office

7412 S. Bitterroot Place, Sioux Falls, SD 57108

Property Features

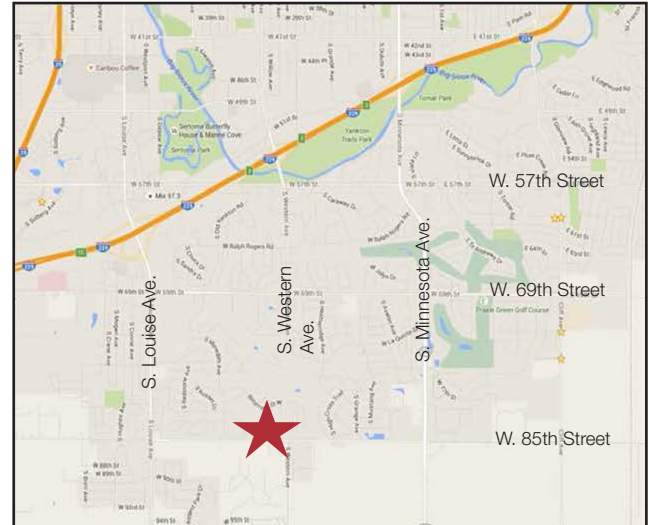
- Class A office building
- Under construction
- Building size: 5,200 sq. ft.
- May be subdivided

Price

- List price: \$16.75/ sq. ft. NNN
- Estimated NNN expenses: \$3.00/ sq. ft. 1st year

Location

- Located just north of the W. 85th Street & S. Western Avenue intersection
- Area neighbors include: Three Fountains One office building, The Village at Three Fountains, Baan Dek Montessori, Legacy Law Firm



Craig Hagen, CCIM, SIOR

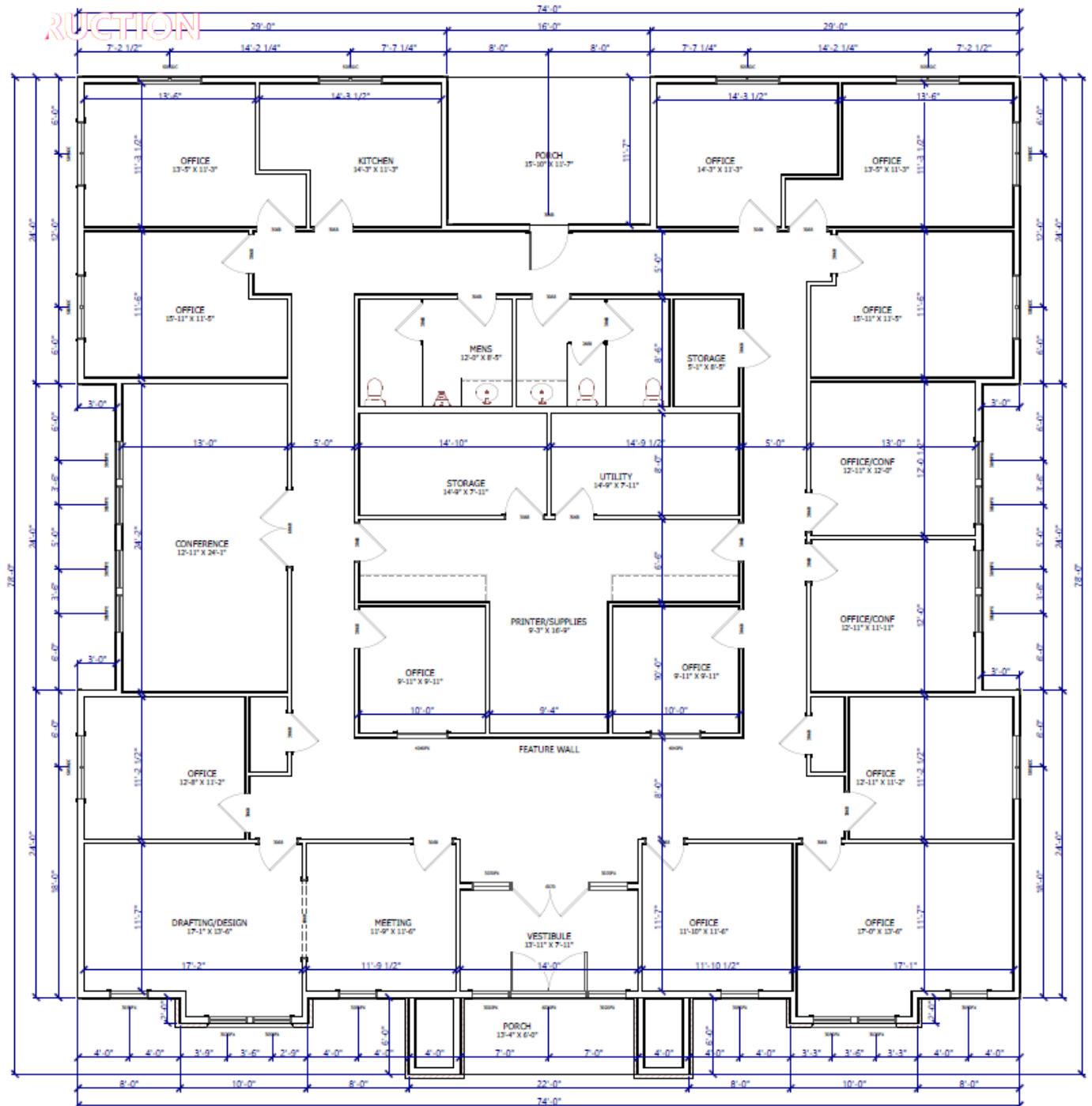
+1 605 444 7115 Office

+1 605 310 4227 Cell

chagen@naisiouxfalls.com

Conceptual Floor Plan/
Possible Layout

For Lease
Office Building



For Lease Office Building

