



Fusion Plastics Building

216 E. Oriole Avenue, Lennox, SD 57039

Property Features

- Industrial building for sale or lease
- Building size: 50,688 sq. ft.
- Year built: 2008
- Lot size: 3.21 acres (139,992 sq. ft.)
- Three dock doors
- One drive-in door
- Approx. 30' sidewalls

Pricing

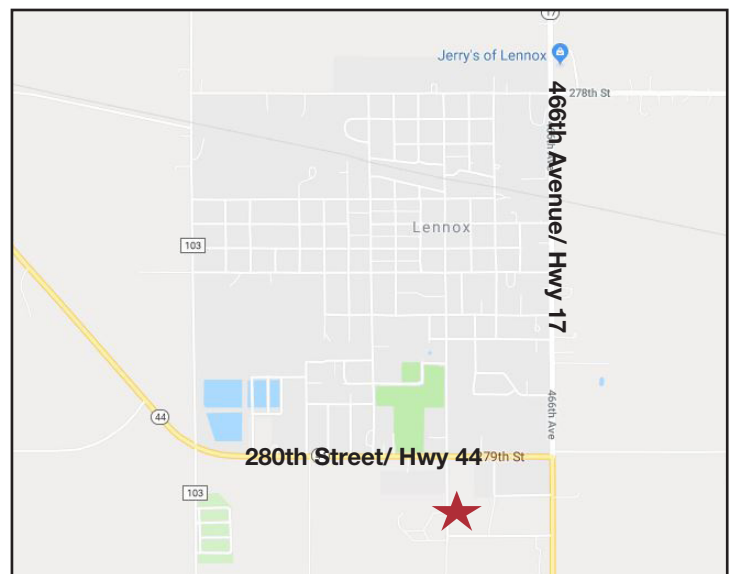
- List price: \$2,250,000 (\$44.39/ sq. ft.)
- 2018 Real Estate Taxes: \$32,142.32 (\$0.63/ sq. ft./ year)
- Lease rate: \$4.00/ sq. ft. NNN
- Insurance estimate: \$0.10/ sq. ft. / year
- Snow and lawn care by tenant

Location

- Located on the south edge of Lennox
- Area neighbors include: Dollar General, Wilson Trailer, Lennox High School, Sioux Steel Livestock Division

Other details

- Contact listing agent for showings and to discuss existing tenant lease terms



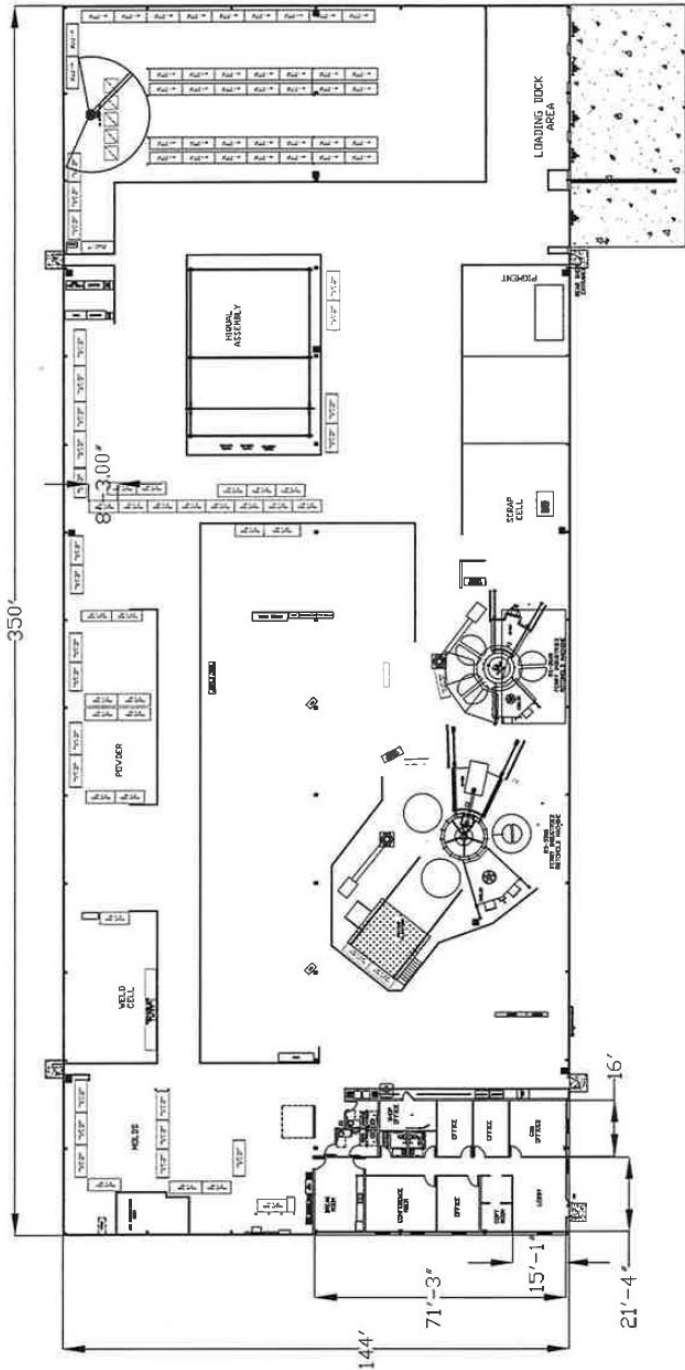
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For Sale or Lease
Industrial Building



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Vacant lot - not included in price



View from northeast corner



View from south and west



For Sale or Lease Industrial Building

