

1500 N Main Avenue Tea, SD 57064

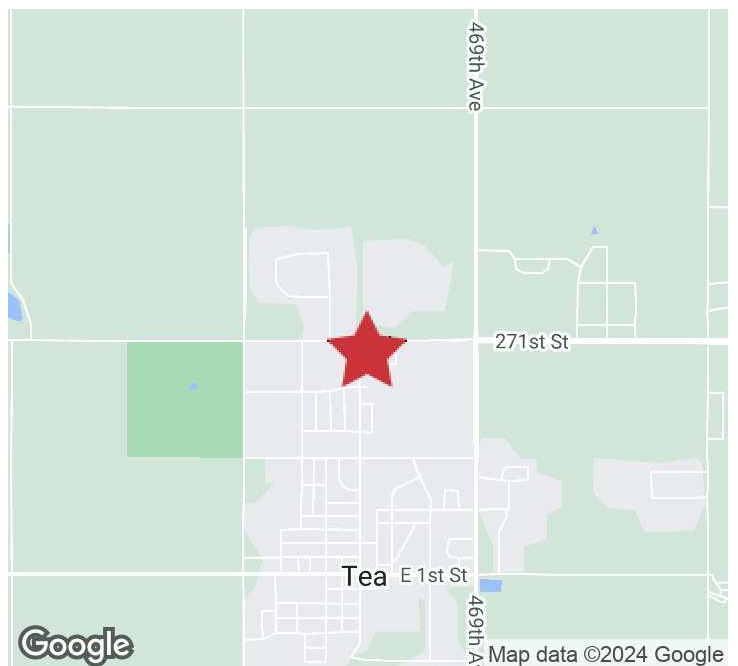
PROPERTY HIGHLIGHTS

- New development located on the corner of Main Ave & 271st St in Tea
- Mixed-use building, plans for 8 multi-family units on the 2nd level
- 52 surface level parking spaces
- Main level retail/office space includes 4,875 sq. ft. available, which can be demised in several ways including:
 - One 4,875 sq. ft. suite
 - Two 2,436 sq. ft. suites
 - Three 1,625 sq. ft. suites
 - Smaller demised spaces are possible
- Contact broker for details on prospective suite sizes
- Building signage
- Landlord will bring the space to shell condition prior to tenant build-out
- Co-listed with David Mettler – Keller Williams

LOCATION DESCRIPTION

Located just south of 271st Street

Lease Rate	\$14.85/SF NNN
Estimated NNN Expenses	\$4.00 - \$4.50/SF
Space Available	4,875 SF
Lease Term	3-5 YEARS



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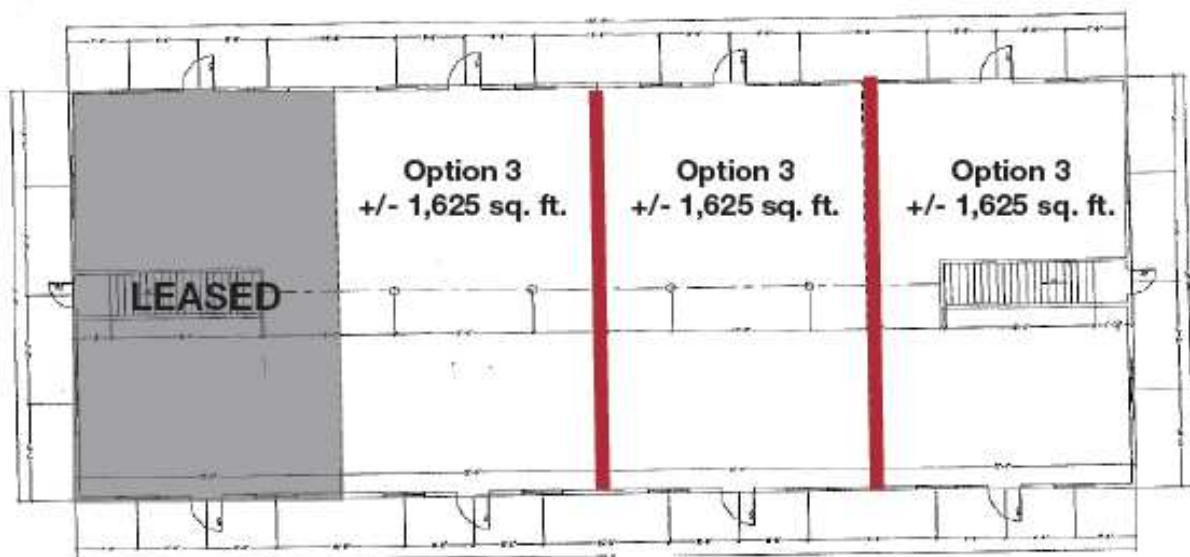
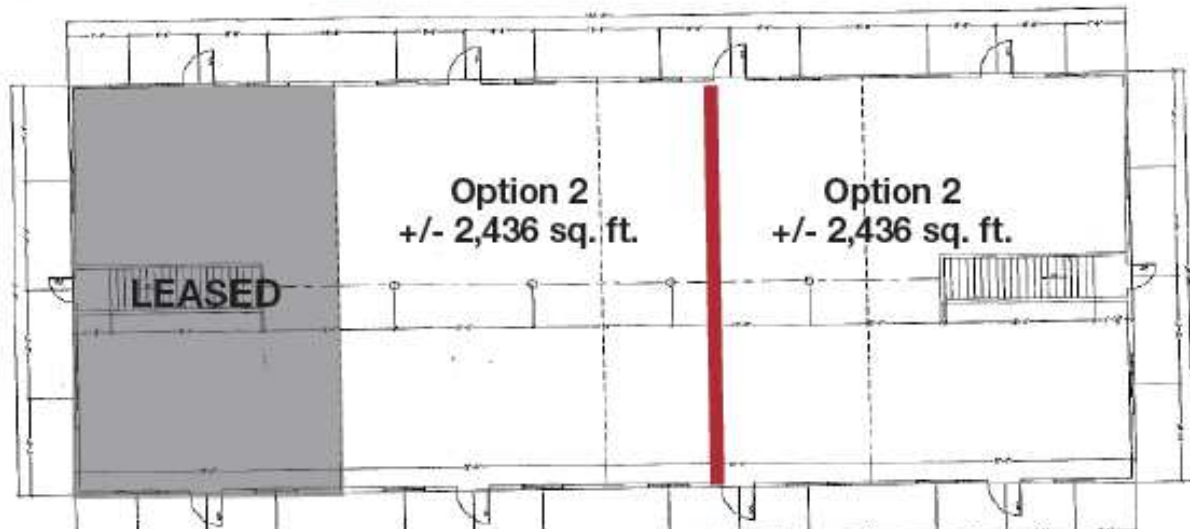
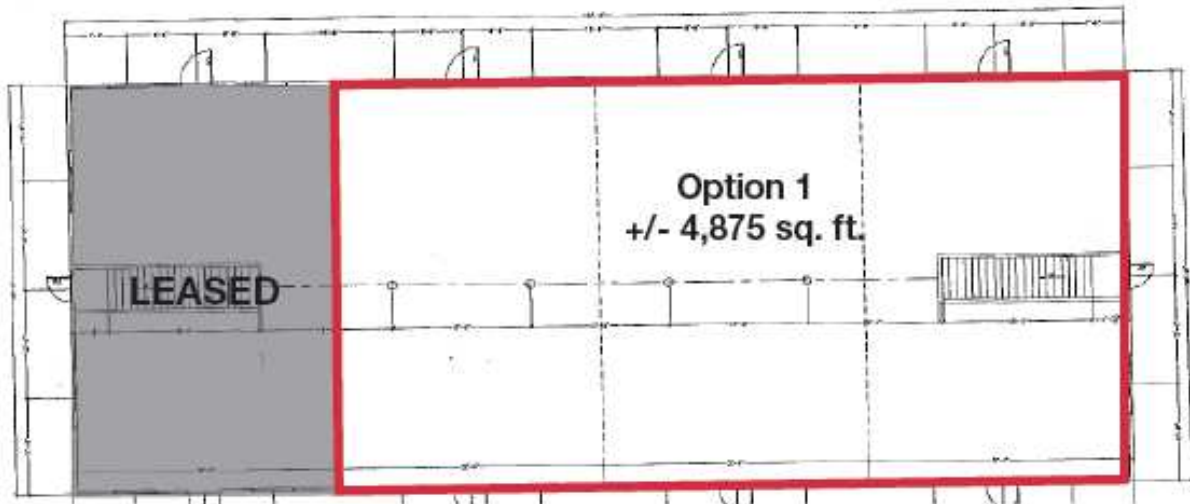
LAYOUT OPTIONS

TEA COMMERCIAL PLAZA

1500 N Main Avenue, Tea, SD 57064

FOR LEASE

Retail Suites



AERIAL

TEA COMMERCIAL PLAZA
1500 N Main Avenue, Tea, SD 57064

FOR LEASE

Retail Suites



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