



2017 Industrial Street

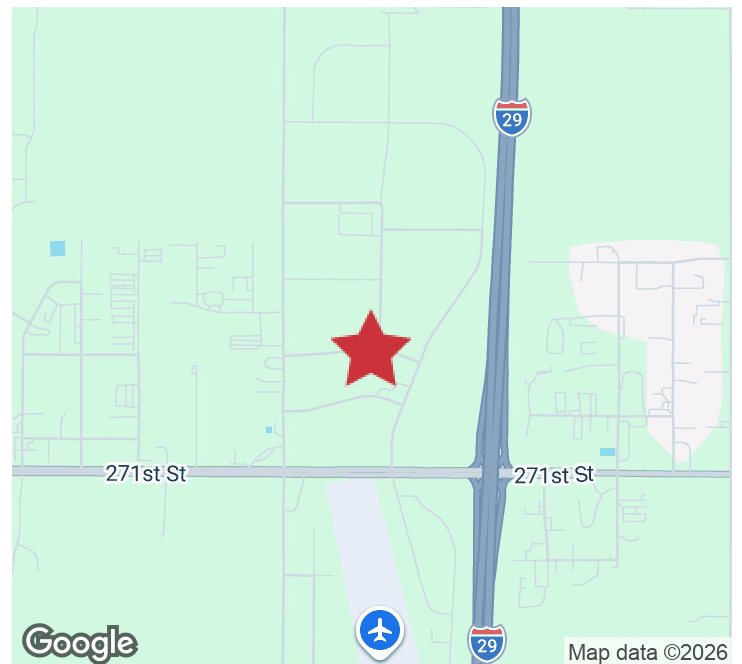
Tea, SD 57064

PROPERTY HIGHLIGHTS

- New construction, industrial/flex building for lease
- Heated shop with hot/cold water and floor drain
- Large fenced-in outdoor storage area
- Each suite includes:
 - 12x12 office with heating and air conditioning
 - Private bathroom
 - Mezzanine storage space
 - One 14x14 overhead door
 - Three 12x14 overhead doors
 - Drive-through access to storage yard
 - Easy access to I-29 / Tea Exit
 - (Interior pictures are shown from similar units)

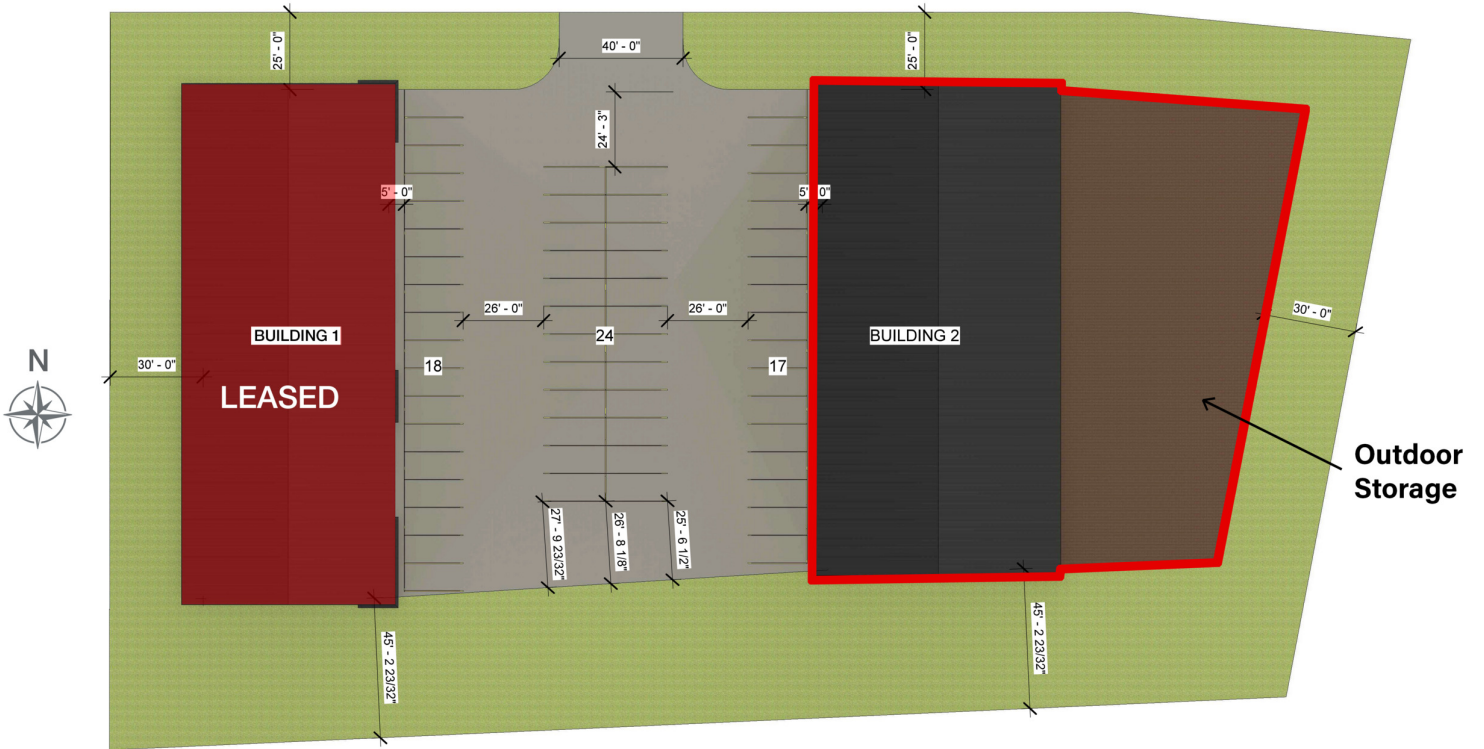
Building is under construction. Expected occupancy is June 2026.

Lease Rate	\$11 PSF Gross + Utilities
Suites 1 & 2 Available	5,756 SF Each
Building Size	11,512 SF

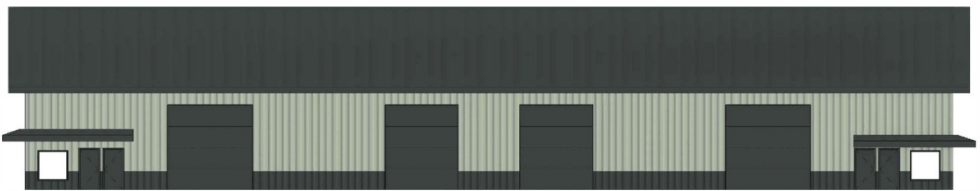
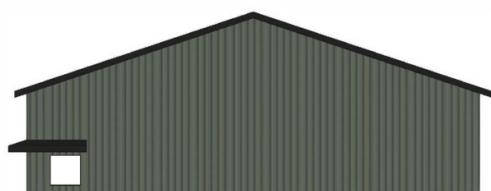


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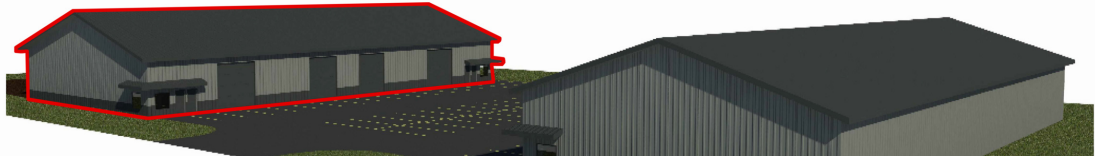
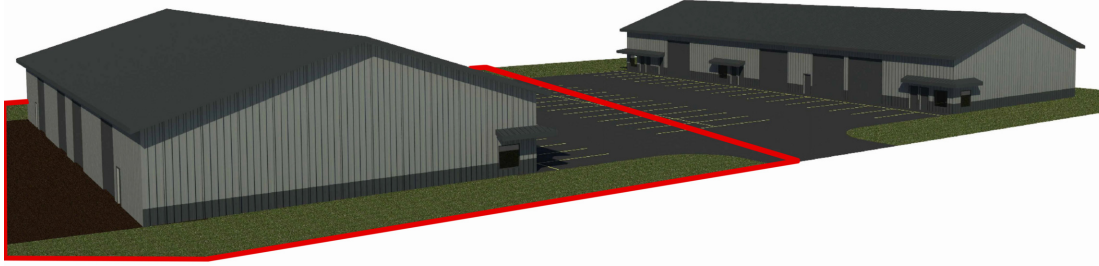


① Site
 1" = 30'-0"



PHOTOS
EAST BUILDING
Tea, SD 57064

FOR LEASE
Industrial Property



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LOCATION MAP

EAST BUILDING

Tea, SD 57064

FOR LEASE

Industrial Property



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