



27079 Katie Road

Tea, SD 57064

PROPERTY HIGHLIGHTS

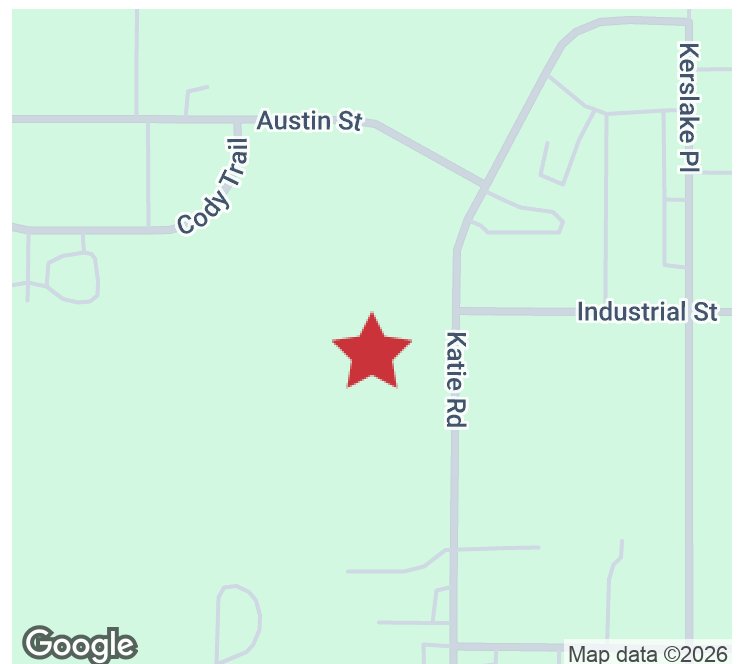
- 30' x 72' Shop: 14'x18' garage door; 21' Sidewall; Mezzanine
- 31' x 90' Middle Bay: Two 10' Docks; 18' Sidewall
- 100' x 150' Main; Four Docks; 22' Sidewall
- 25' x 35' Office
- Outdoor fenced yard
- Gravel lot with concrete building apron
- Radiant heat in all buildings; AC in main and middle bay
- In floor heat in main warehouse
- Can be subdivided

LOCATION DESCRIPTION

Situated in an established commercial/industrial area along Katie Road with convenient access to I-29

Surrounded by a mix of industrial, manufacturing, equipment, service, and storage businesses, supporting an established business environment

Lease Rate	\$7.50 SF/NNN
Building Size	24,515 SF
Lot Size	2.63 AC (114,562.80 SF)



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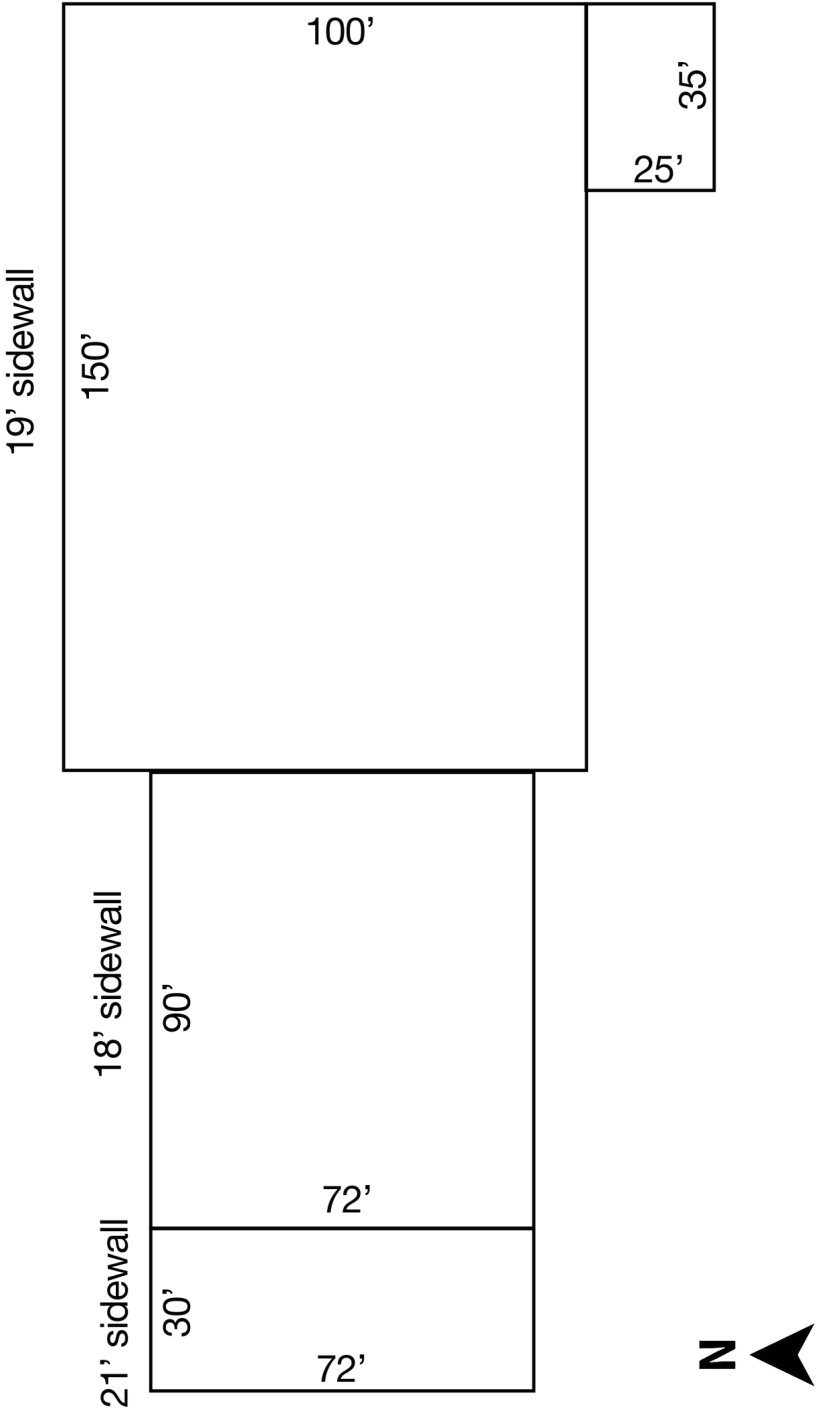
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SITE PLAN

27079 KATIE ROAD
Tea, SD 57064

FOR LEASE
Industrial Property



PARCEL

27079 KATIE ROAD

Tea, SD 57064

FOR LEASE

Industrial Property



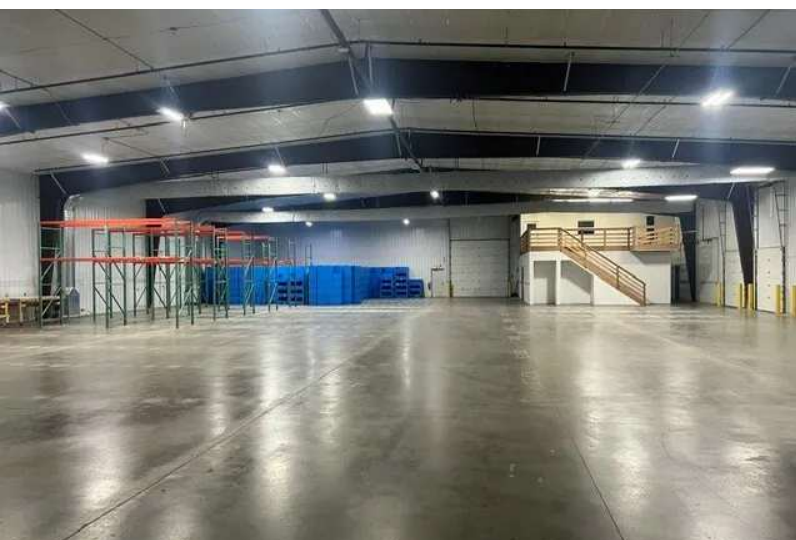
ADDITIONAL PHOTOS

27079 KATIE ROAD

Tea, SD 57064

FOR LEASE

Industrial Property



LOCATION MAP

27079 KATIE ROAD

Tea, SD 57064

FOR LEASE

Industrial Property



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