



308 North Heritage Road

Brandon, SD 57005

Sale Price	\$877,753 (\$4.65/SF)
Lot Size	4.33 AC (188,764 SF)

PROPERTY HIGHLIGHTS

- 4.33 Acres of light industrial development land for sale
- Site plan for industrial condos or self-storage
- Proposed plat in place
- Access easement via current industrial condos
- Development concepts include industrial condos, contractor shops, storage units and more
- Zoning: L-I

LOCATION DESCRIPTION

Located in Encore Park west of Brandon, SD Area. Neighbors include Thermo Bond, Bill's and Brandon Water Softener Service, Sioux Valley Energy, Kwik Star

5 minute drive from I-90 at Veterans Parkway

Brandon Population: 10,996

Median Household Income: \$104,806



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UTILITY PLAN

308 NORTH HERITAGE ROAD
Brandon, SD 57005

FOR SALE
Land

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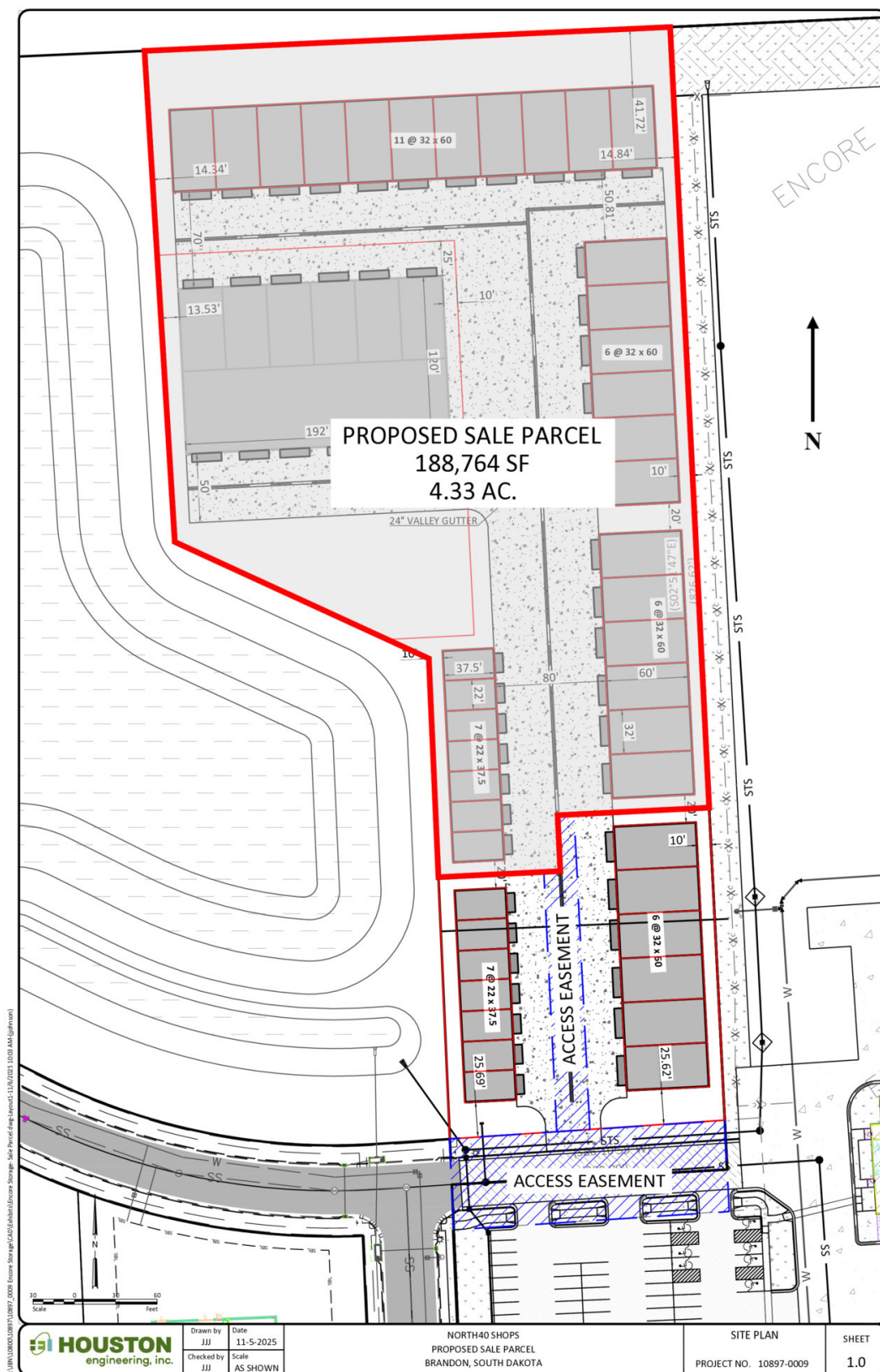


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NAI Sioux Falls

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PARCEL

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PHOTOS

308 NORTH HERITAGE ROAD
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LOCATION MAP

308 NORTH HERITAGE ROAD
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FOR SALE

Land

