



Main Office & Shop

Industrial Lease

129 Main Ave, Gary, SD 57237

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Main Office & Shop

129 Main Ave

\$3.48 /SF/YR

Former High School Gymnasium renovated into Office and Shop Space. The shop area is approximately 4650 sq feet with high ceilings. The office area/ possible living space has two floors with approximately 12,700 sq feet of usable space. There's also a basement area. This building could be split for use by multiple businesses. It also includes a gravel parking lot. Past tenants have been utility companies needing onsite living space as well as offices and storage/ truck maintenance areas.

100' x 110' Building Available Including:
Shop with 3 Phase Power,
Overhead Doors,
Plenty of Office / Livable Space (possibility of employee quarters),
Multiple Restrooms,
and a Kitchen!
Currently Zoned Industrial. Available Immediately!
Please message for specific needs- some flexibility on space and floor plans available....

- Plenty of usable space
- 3 Phase Power
- High Shop Ceilings



Rental Rate: \$3.48 /SF/YR

Property Type: Industrial

Property Subtype: Warehouse

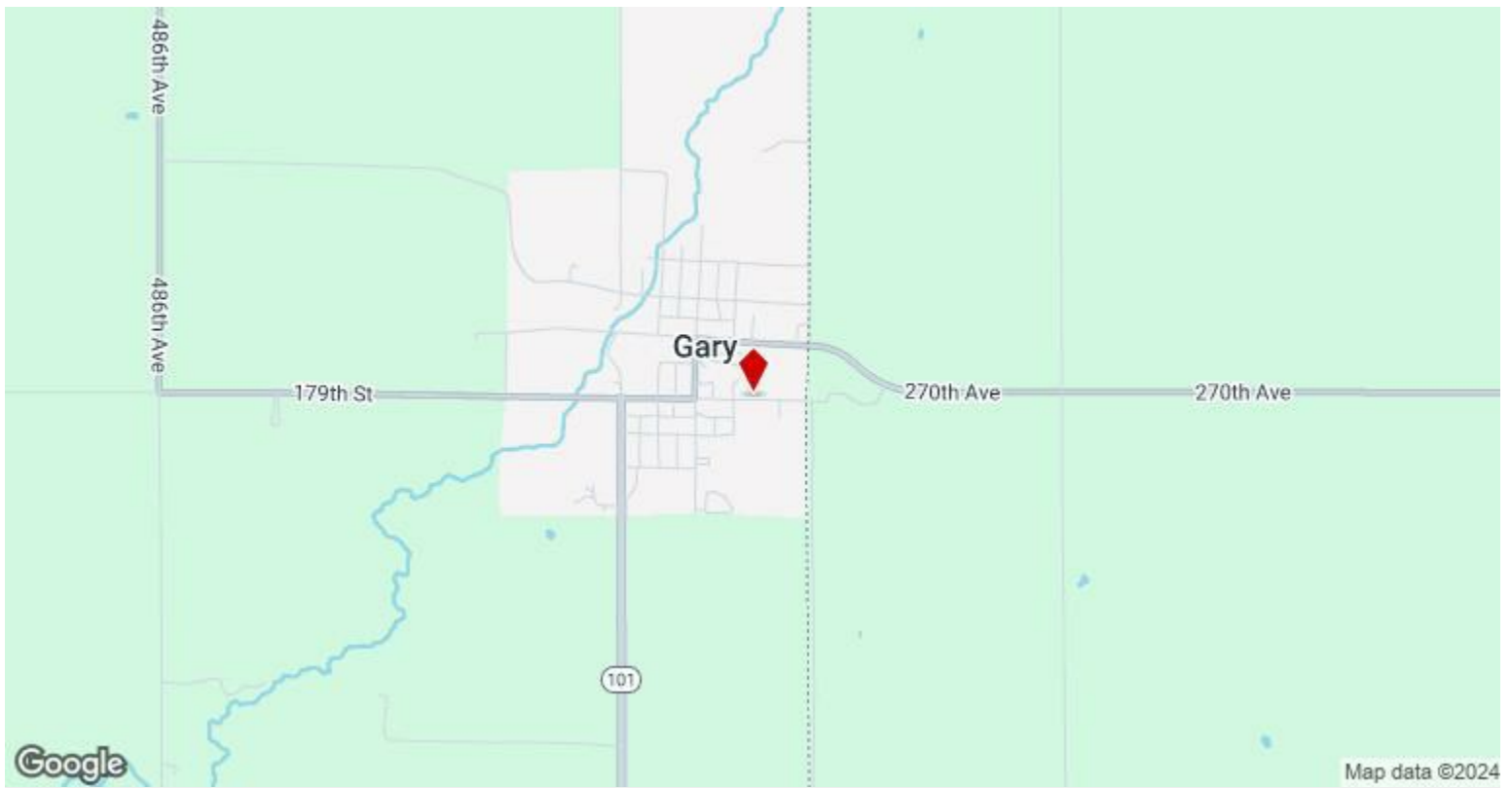
Rentable Building Area: 17,350 SF

Year Built: 1960

Rental Rate Mo: \$0.29 /SF/MO

1st Floor

Space Available	17,350 SF
Rental Rate	\$3.48 /SF/YR
Date Available	Now
Service Type	TBD
Office Size	12,700 SF
Space Type	Shop/Office
Space Use	Industrial
Lease Term	1-3 Years



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