



ENGELIEN BUILDING #5

BRANDON, SD

BRAND NEW INDUSTRIAL SPACE FOR LEASE

801 North 9th Avenue | Brandon, SD 57005



SIZE

Suite A: 3,360 sqft
Suite B: 3,360 sqft



PRICE

\$9.25 psf (gross + gas / electric)



DETAILS

- 16' sidewalls
- 14' x 14' overhead door
- 1 office
- 1 restroom
- Radiant heat
- Floor drain



LOCATION

Site is located in the Burkman Industrial Park in Brandon, with close proximity to Interstate 90.



LAYOUT

Each unit is comprised of an open shop / warehouse layout, plus an office and restroom. The dimensions of each unit are 55' wide x 60' deep.

Information deemed reliable but not guaranteed.



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AREA MAP



SUITE A
3,360 SQFT

BUILDING NOTES
60' X 112' BUILDING
16' SIDEWALLS
2X6 FRAMING @ 16" O.C.
4 1/2 PRE ENGINEERED WOOD TRUSSES @ 4' O.C.
2X4 WALL GIRTS & PURLINS @ 24" O.C.
BRITE WHITE CLASSIC RIB C F40 STEEL SIDING
BRITE WHITE STEEL WAINGSCOT ON ALL 4 SIDES
ASH GREY CLASSIC RIB STEEL ROOF
(2) 14' X 14' O.H. DOORS
(2) 3' ENTRY DOORS
24" OVERHANGS ON EAVES
12" OVERGANGS ON GABLES

SUITE B
3,360 SQFT

112'-0"

60'-0"

10'-0"

12'-0"

14'-0"

68'-0"

112'-0"

112' X 60' X 12'

JAMIE ENGELLEIN

START DATE: 11.7.25

DRAWN BY: M.M.

PLAN #: SFB 25388

BUILDERS FIRSTSOURCE

600 N. CLIFF
HARRISBURG, SD 57032
605-213-1100

FirstSource
Friday, November 7, 2025

SFB # 25388

These general drawings are not produced by an architect or engineering firm. Before construction commence, please consult a contractor or an architect to determine if these drawings need to be changed to satisfy 1.) state or local building codes/regulations; 2.) the project structural requirements; or 3.) loading conditions specific to the site. Builders assumes no responsibility for claims or damages arising from errors, omissions, discrepancies or defects of the drawings.



PHOTOS

