

172,000 SF  
BUILDING

[FOR SALE]

158 ACRES  
LAND



14449 SOUTH DAKOTA HWY. 109  
BIG STONE CITY, SD 57216

 CUSHMAN &  
WAKEFIELD  
 NAI Sioux Falls

# PROPERTY HIGHLIGHTS



FORMER FOOD  
PROCESSING  
FACILITY



145 ACRES OF EXCESS  
LAND FOR EXPANSION  
OR DEVELOPMENT



AMPLE TRAILER  
PARKING



HEAVY  
POWER



EXCELLENT  
INFRASTRUCTURE TO  
RE-UTILIZE



CLOSE PROXIMITY  
TO MULTIPLE  
HIGHWAYS

# PROPERTY OVERVIEW



## Parcel Numbers

25.20.00.54, 25.20.00.53A, 25.28.00.02,  
03.46.18.5002, 03.46.18.5003, 25.00.77.24,  
25.00.76.22



## Building Size

171,870 SF



## Office Space

4,360 SF



## Building Specs

Masonry and Steel



## Loading

13 Dock Doors



## Land Size

Approx. 158 Acres



## Zoning

Commercial



## Asking Price

Negotiable



[VIEW DRONE VIDEO](#)

# PROPERTY PHOTOS



# SITE PLAN

LAND

144TH ST 905 VPD

CROSS ST 905 VPD

145.85 Acres

109

11.62 Acres

PLANT

1,177 VPD

LOCUST ST

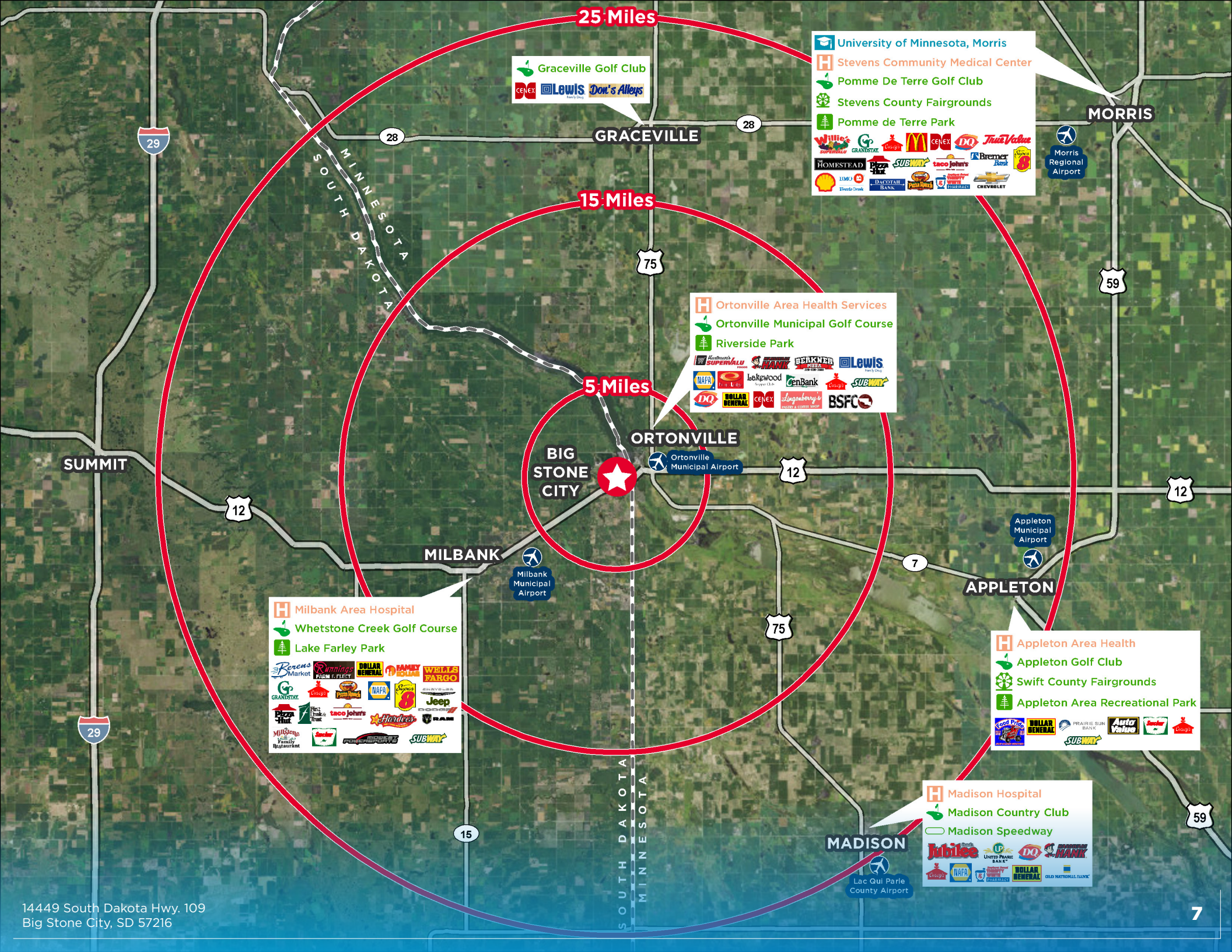
3,824 VPD

12

12

3,317 VPD





Graceville Golf Club  
 CENEX Lewis Don's Alleys

University of Minnesota, Morris  
 Stevens Community Medical Center  
 Pomme De Terre Golf Club  
 Stevens County Fairgrounds  
 Pomme de Terre Park  
 Willie's Supermarket Grandstar McDonald's CENEX DQ True Value  
 HOMESTEAD SUBWAY taco John's Bremer Bank  
 LIMCO D. D. COTAH BANK PIZZA HUT PIZZA HUT PIZZA HUT CHEVROLET

Ortonville Area Health Services  
 Ortonville Municipal Golf Course  
 Riverside Park  
 NAPA Lakewood GenBank SUBWAY  
 DQ DOLLAR GENERAL CENEX Longberry's BAKERY & COFFEE SHOP BSFC

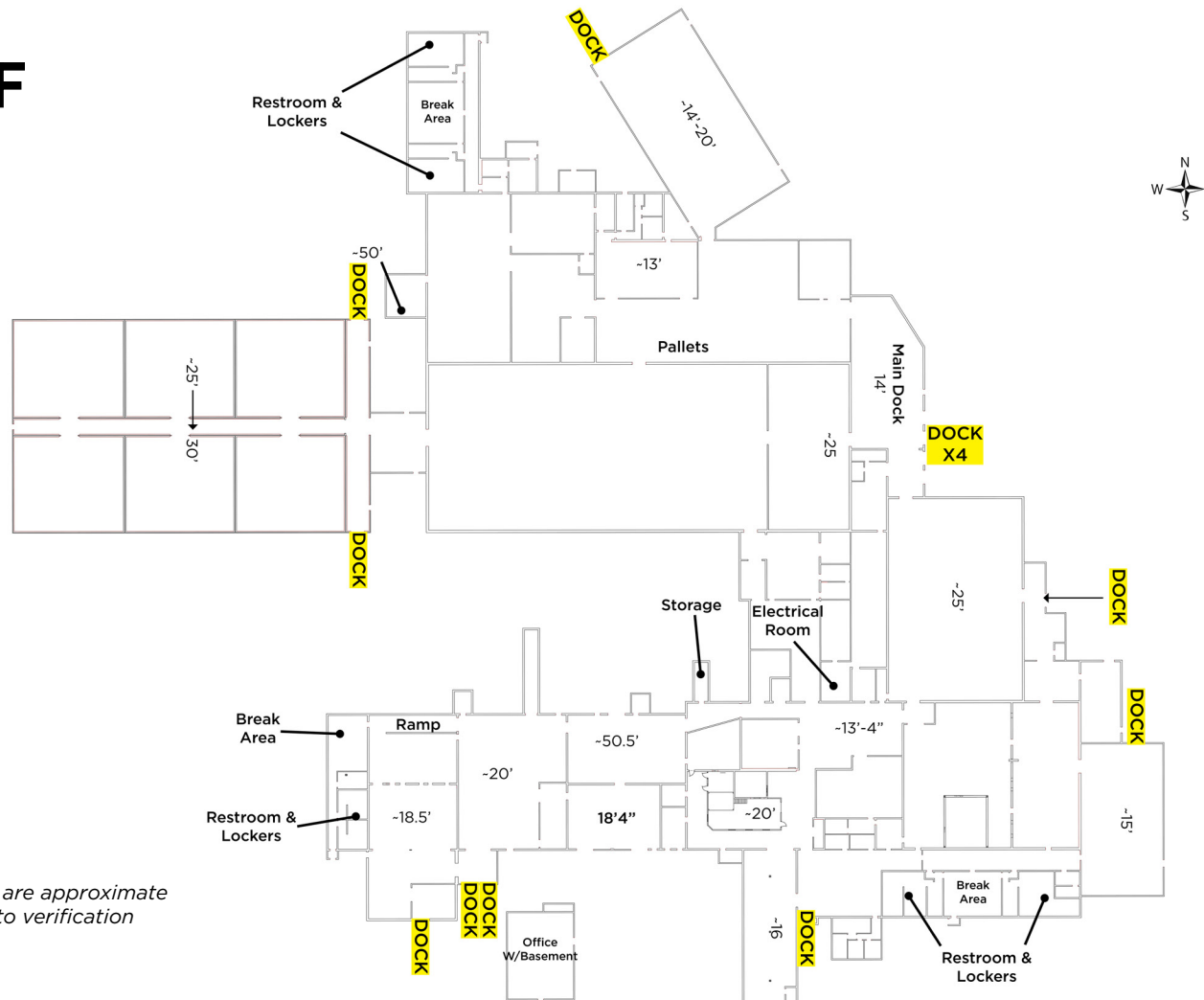
Milbank Area Hospital  
 Whetstone Creek Golf Course  
 Lake Farley Park  
 Rencos Market Running Farm & Reflect DOLLAR GENERAL FAMILY SOLA WELLS FARGO  
 GRANDSTAR CENEX PIZZA HUT NAPA CHEVROLET  
 Pizza Hut taco John's Hotlives RAM  
 Milbank Family Restaurant CENEX SUBWAY

Appleton Area Health  
 Appleton Golf Club  
 Swift County Fairgrounds  
 Appleton Area Recreational Park  
 Good Bros DOLLAR GENERAL PRAIRIE SUN BANK Auto Value CENEX  
 SUBWAY

Madison Hospital  
 Madison Country Club  
 Madison Speedway  
 Jubilee UNITED PRARIE BANK DQ HANK  
 NAPA SUBWAY DOLLAR GENERAL OLD NATIONAL BANK

# FLOOR PLAN

171,870 SF



*all clear heights are approximate  
and subject to verification*



# CONTACTS

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