

1005 South Hillside Drive
Sioux Falls, SD 57110

Lease Rate	\$2,000.00 PER MONTH GROSS + UTILITIES
Vacant SF	2,560 SF

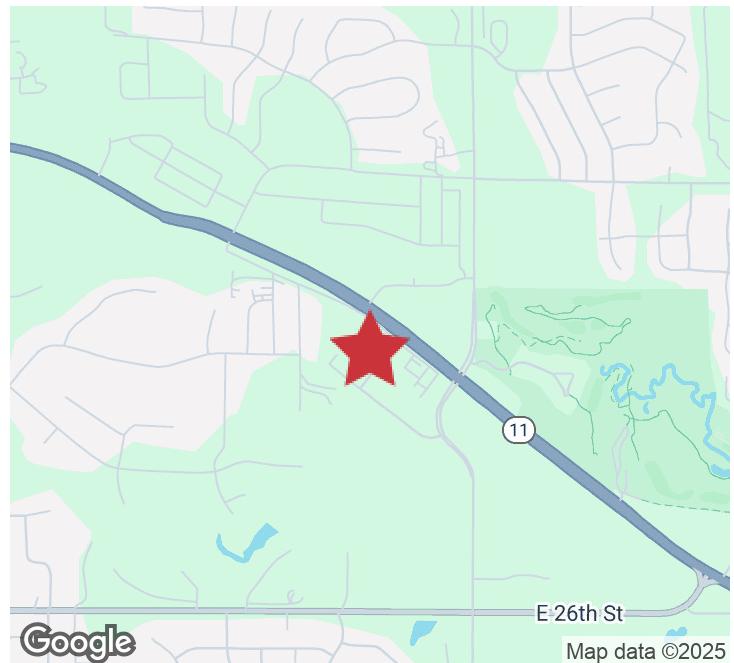
PROPERTY HIGHLIGHTS

- 2,560 SF of combined shop space
- 10' x 10' overhead door
- Electric heat
- Includes office space and restroom
- 40' x 40' area with 12' ceiling
- 16' x 60' area with 9' ceiling
- 1-year minimum lease term

LOCATION DESCRIPTION

Area Neighbors: Jay Egge Automatic Service, Roger's Plumbing & Heating, Skyline Construction Inc

Located approximately 0.5 miles west of Arrowhead Parkway, providing access to major east-west corridors and nearby commercial amenities.



BRODY ETRHEIM

Broker Associate

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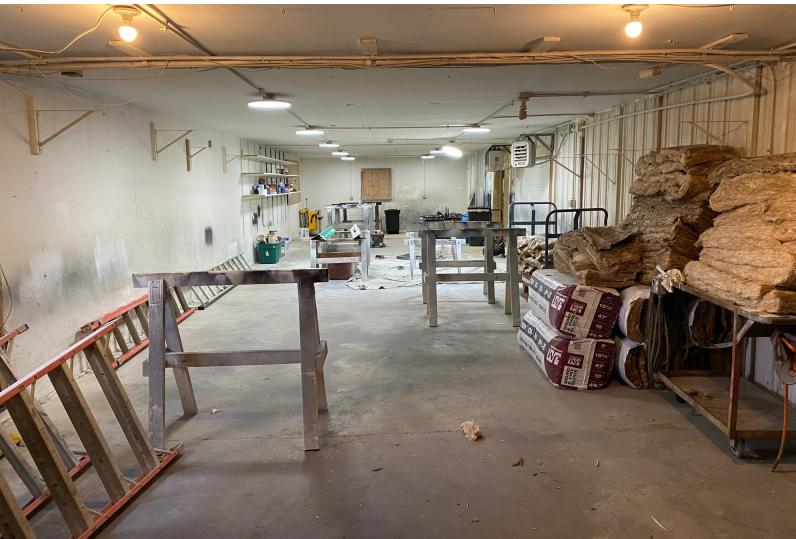
PHOTOS

HILLSIDE SHOP

1005 South Hillside Drive, Sioux Falls, SD 57110

FOR LEASE

Industrial Property



AERIAL

HILLSIDE SHOP

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FOR LEASE

Industrial Property

AVAILABLE



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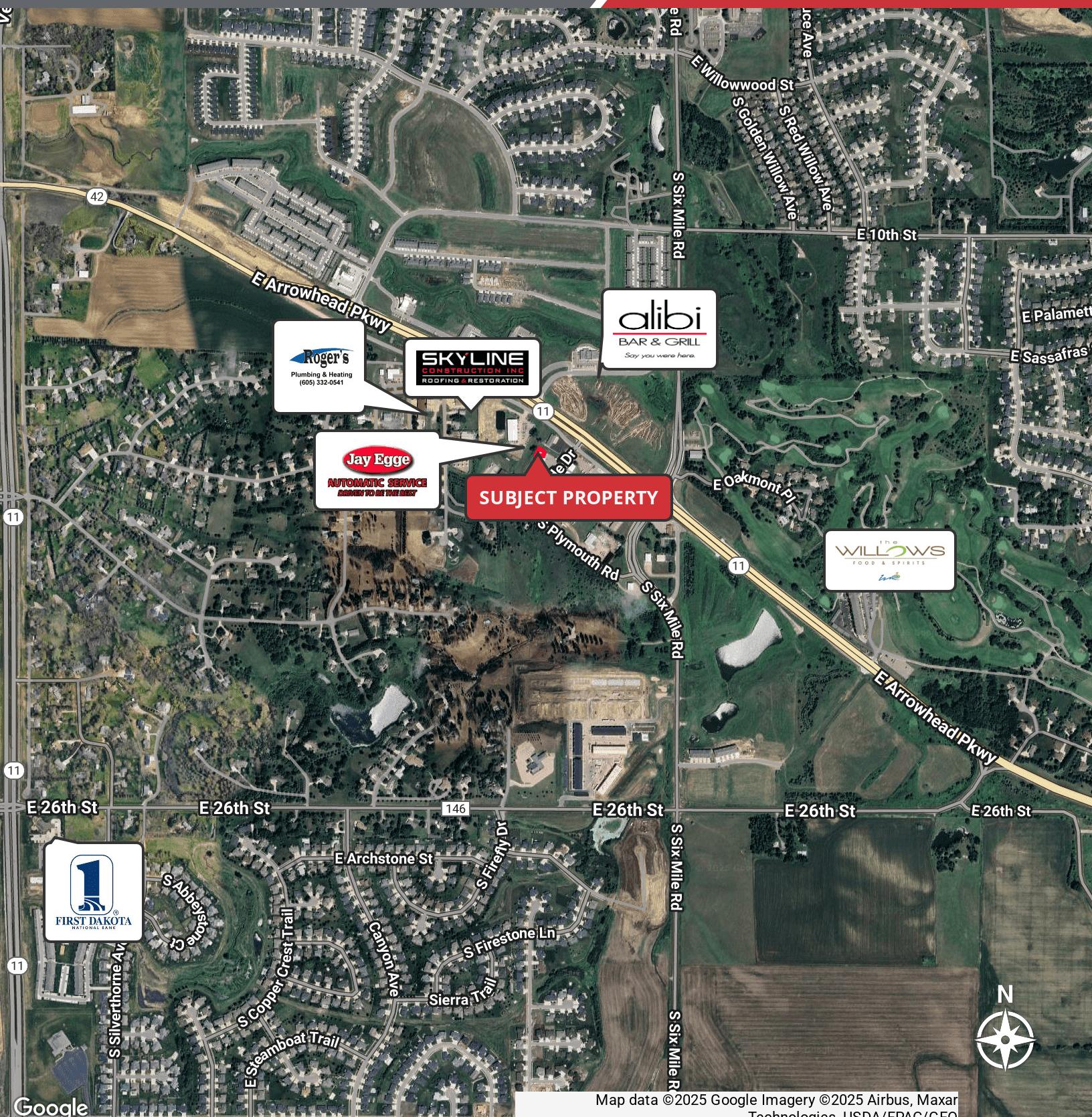
LOCATION MAP

HILLSIDE SHOP

1005 South Hillside Drive, Sioux Falls, SD 57110

FOR LEASE

Industrial Property



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