



Monkey Bizness - Sublease

4805 S. Louise Avenue, Sioux Falls, SD 57108

Property Features

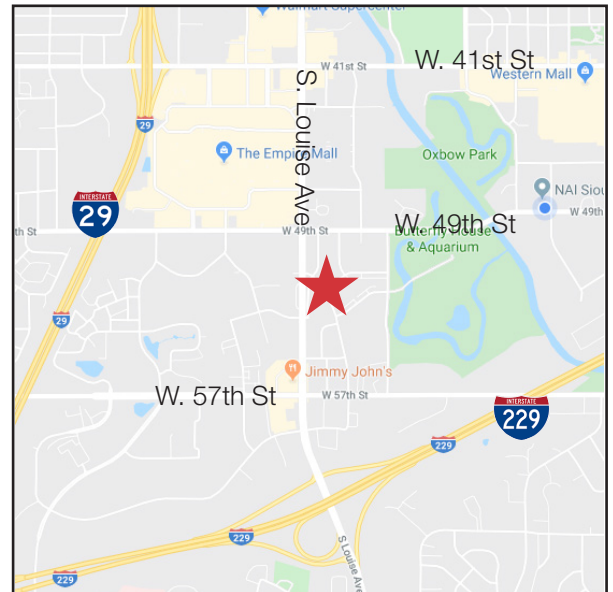
- Suite size: 2,951 sq. ft.
- Open floor plan
- Sublease expires 4/30/2023
- Reduced rent incentive Year 1
- Building and monument signage available
- Ample on-site parking
- Reserved parking in back

Pricing

- Year 1: \$10.00/ sq. ft. NNN
- Year 2: \$16.00/ sq. ft. NNN
- Year 3: \$17.00/ sq. ft. NNN
- Estimated NNN expenses: \$5.85/ sq. ft.

Location

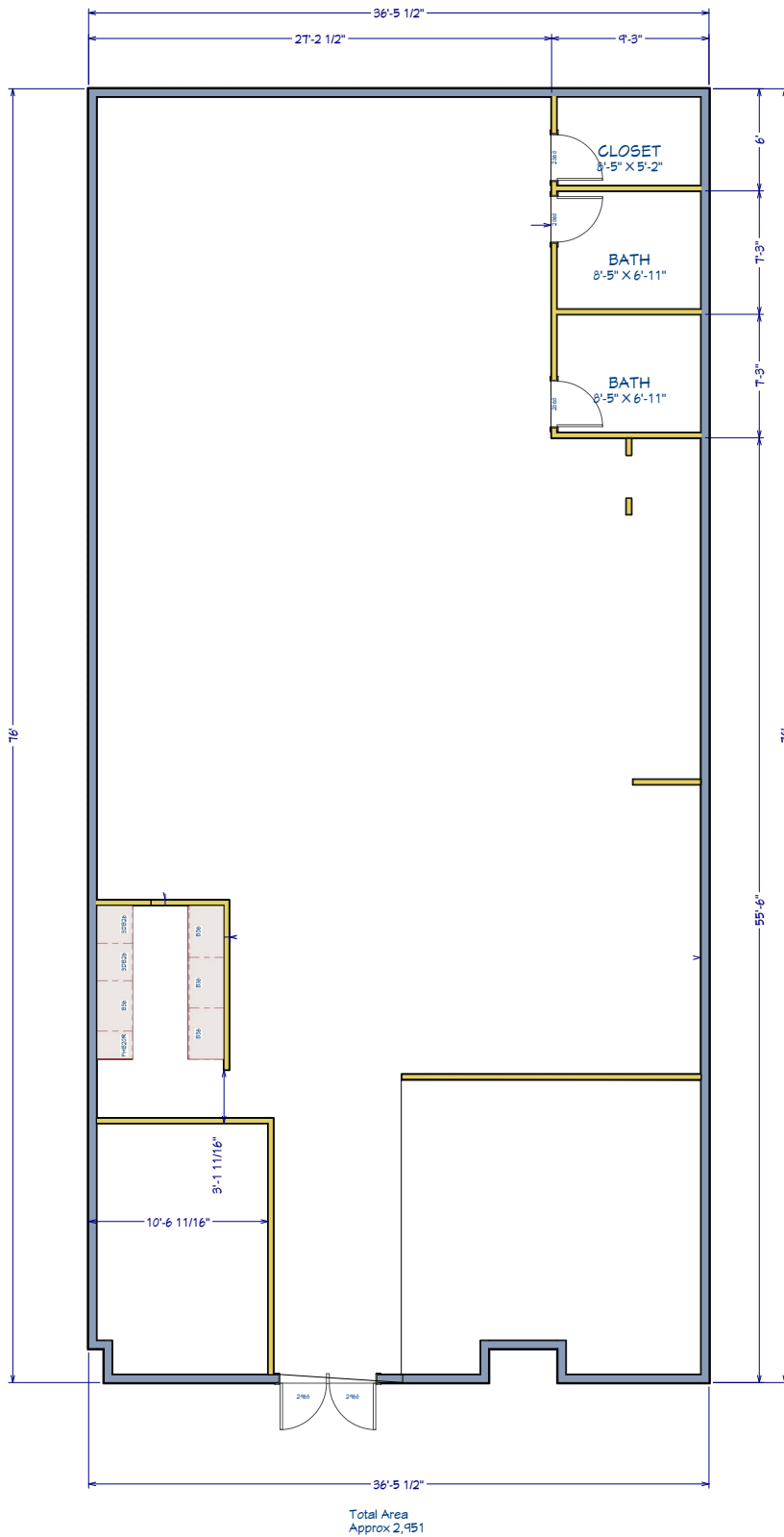
- Located on the northwest corner of 57th Street & Louise Avenue
- Co-tenants include: Spezia, Waxing the City, 3 Degrees, Pomegranate Market, Qdoba, Jimmy John's, Sherwin Williams, Massage Envy, Tokyo Japanese Cuisine, Greenberg's Jewelers



Adam Juhl

+1 605 444 7111 Office
+1 605 366 0293
ajuhl@naisiouxfalls.com

For Sublease
Retail Space



For Sublease
Retail Space

Site

