

301 W. 18th Street

Sioux Falls, SD 57105

PROPERTY HIGHLIGHTS

- 4-plex for sale in the All Saints Historic District, just minutes from downtown
- Unit Mix: 2: 1 Bed; 1 Bath; 2: 2 Bed; 1 Bath
- Coin operated laundry on site
- 3 stall detached garage
- Real Estate Taxes: \$5,041.24
- Year Built: 1971

LOCATION DESCRIPTION

Located on West 18th Street just west of Minnesota Avenue, minutes south of Downtown Sioux Falls.

Area Neighbors: Sioux Falls Food Co+op, Pita Pit, Dominos, Taco Bell, Topper's Pizza, Azteca Mexican Restaurant, and Subway

Sale Price	\$500,000
Price Per Unit	\$125,000
Building SF	3,888 SF
Lot Size	0.20 AC



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PHOTOS

301 W. 18TH STREET
Sioux Falls, SD 57105

FOR SALE
Multifamily Property



RENT ROLL

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FOR SALE
Multifamily Property

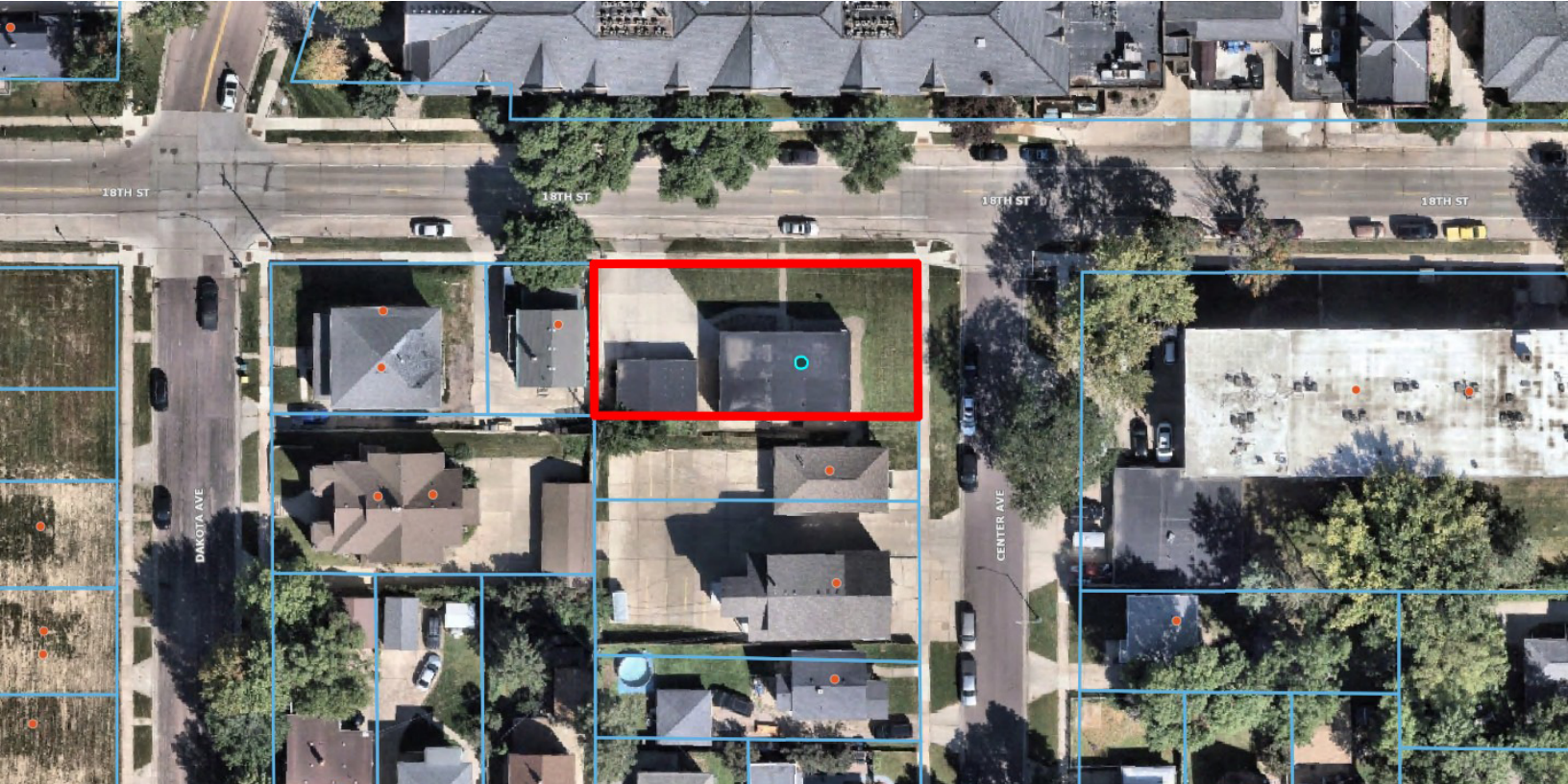
Rent Roll

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Unit	Status	Bed / Bath	Square Feet	Monthly Rent	Annual Rent	\$ / SF (Annual)	Lease Start	Lease End	
1	1	Occupied	1 bed; 1 bath	900	\$775.00	\$9,300.00	\$10.33	4/19/2025	4/30/2026
2	2	**Vacant	1 bed; 1 bath	900	\$685.00	\$8,220.00	\$9.13		
3	3	Occupied	2 bed; 1 bath	1,000	\$850.00	\$10,200.00	\$10.20	1/29/2025	1/31/2027
	4	Occupied	2 bed; 1 bath	1,000	\$845.00	\$10,140.00	\$10.14	2/1/2026	1/31/2027
	Total			3,800	\$3,155.00	\$37,860.00			

*Updated on 3/26/2026

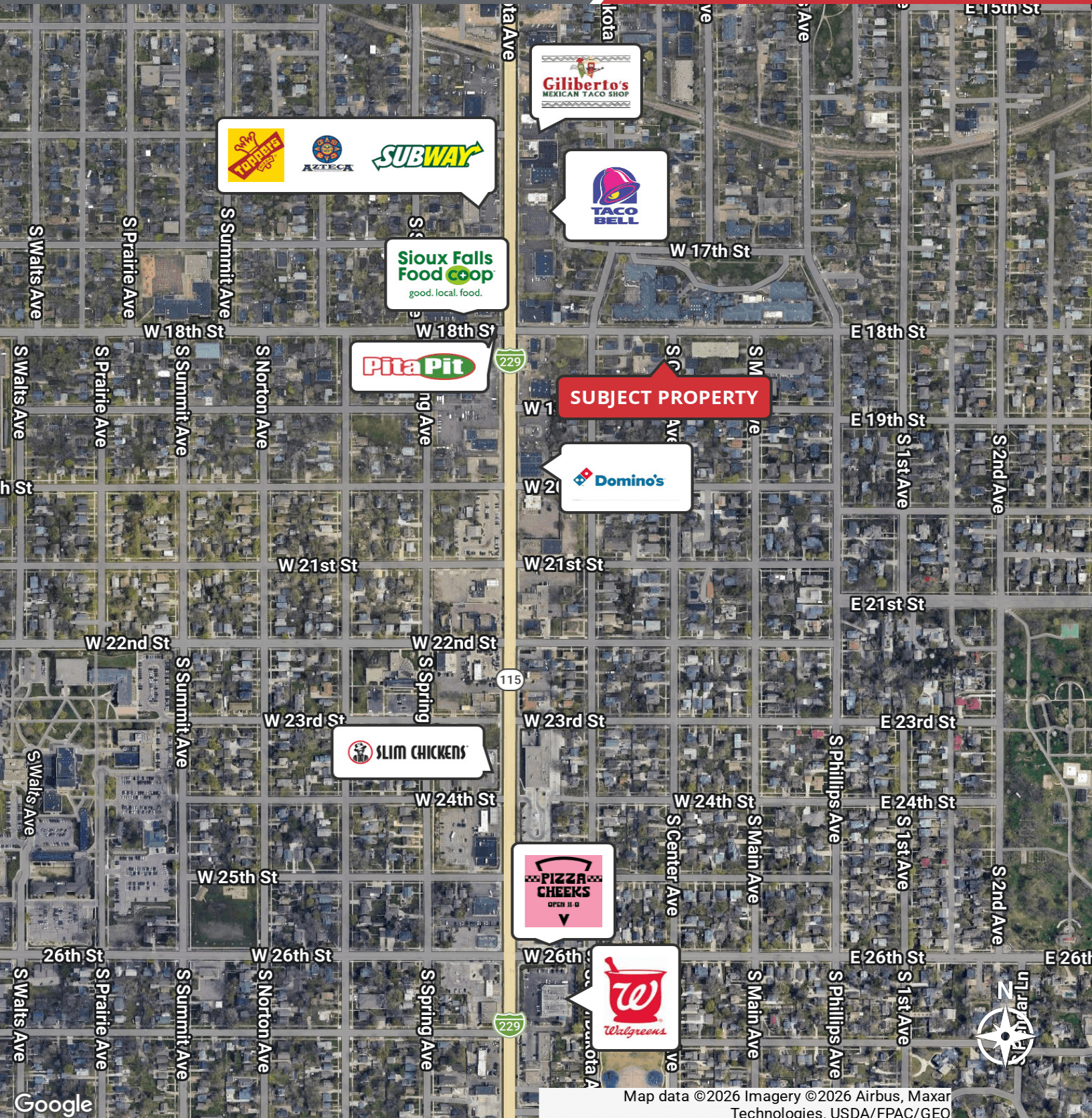
**Vacant Unit: Currently being marketed for lease at \$685.00 per month.



LOCATION MAP

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