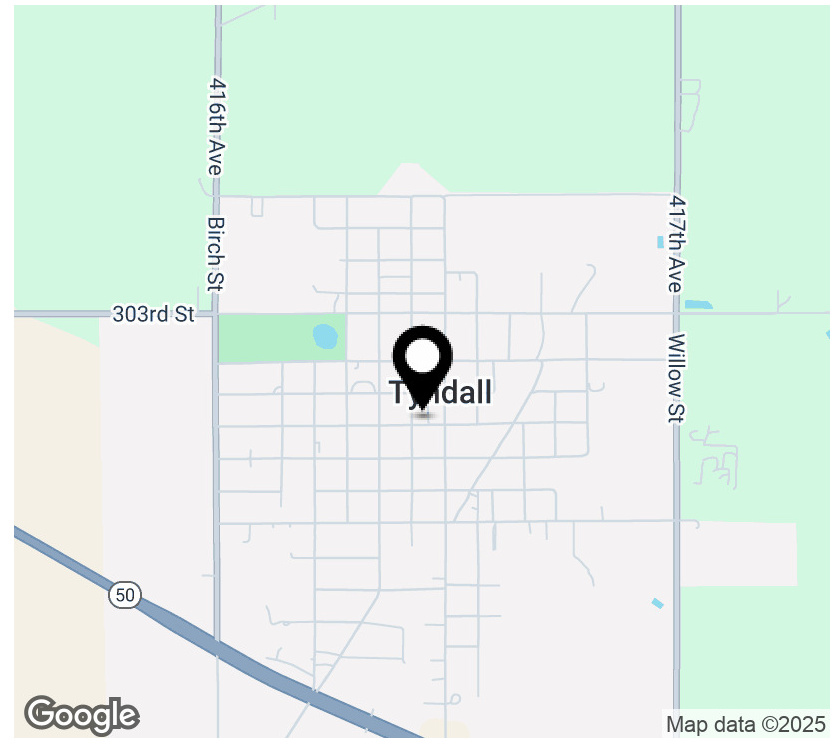


Souhrada Building

108 West 17th Ave And 1703 Laurel St, Tyndall, SD 57066

FOR SALE

Property Summary



Property Description

Discover an exceptional opportunity in the Tyndall area with this prime industrial property. Boasting a strategic location, this property offers convenient access making it an optimal choice for industrial, warehouse, or distribution investment. With potential for expansion and customization, this versatile property is well-positioned to support the growth and efficiency of industrial businesses. The air compressor, shelving and pellet stoves are not include with sale of the building but are available for negotiation. Seller will need to be a minimum of 4 months to move out. Two parcels are included in the sale.

Contact the listing broker to schedule a showing. 24 hour notice is requested.

Property Highlights

- Real Estate Only Sale for 2 parcels 108 W 17th Ave (parcel 54.01.29.07) and 1703 Laurel (parcel 54.01.29.11)
- Potential for expansion and customization
- Versatile property suitable for industrial, warehouse, or distribution use

Offering Summary

Sale Price:	\$560,000
Lot Size:	0.41 Acres
Building Size:	7,000 SF

Demographics	0.5 Miles	1 Mile	3 Miles
Total Households	386	459	493
Total Population	926	1,101	1,187
Average HH Income	\$79,523	\$79,523	\$79,783

Stacey Sieverding

Broker
605 728 1390
stacey@bhhsmidwestrealty.com

Berkshire Hathaway HomeServices

Midwest Realty

1120 E. 77th Street
Sioux Falls, SD 57108

605.274.1034
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HOMESERVICES

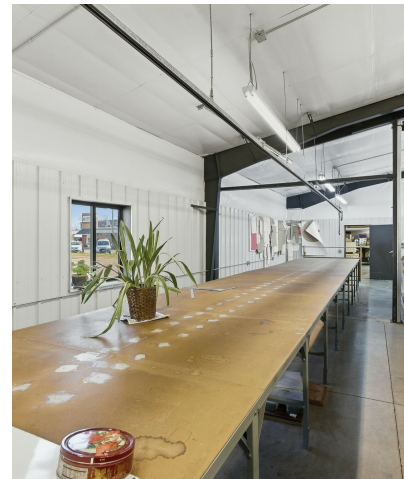
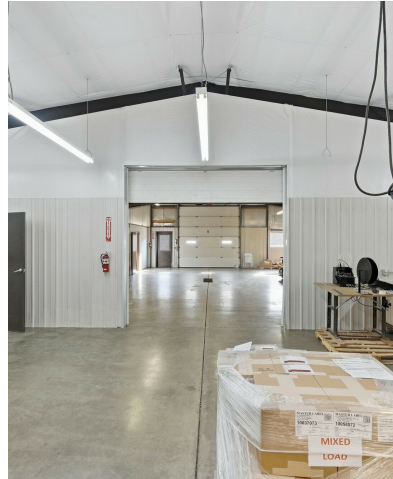
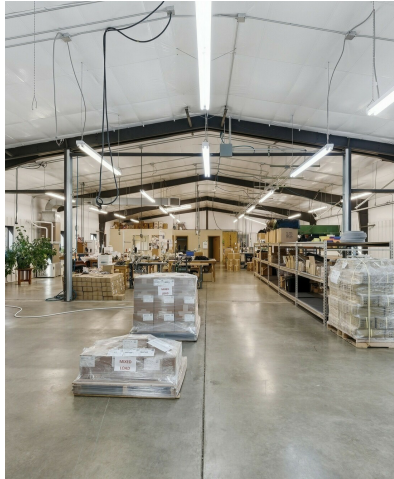
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Souhrada Building

108 West 17th Ave And 1703 Laurel St, Tyndall, SD 57066

FOR SALE

Additional Photos



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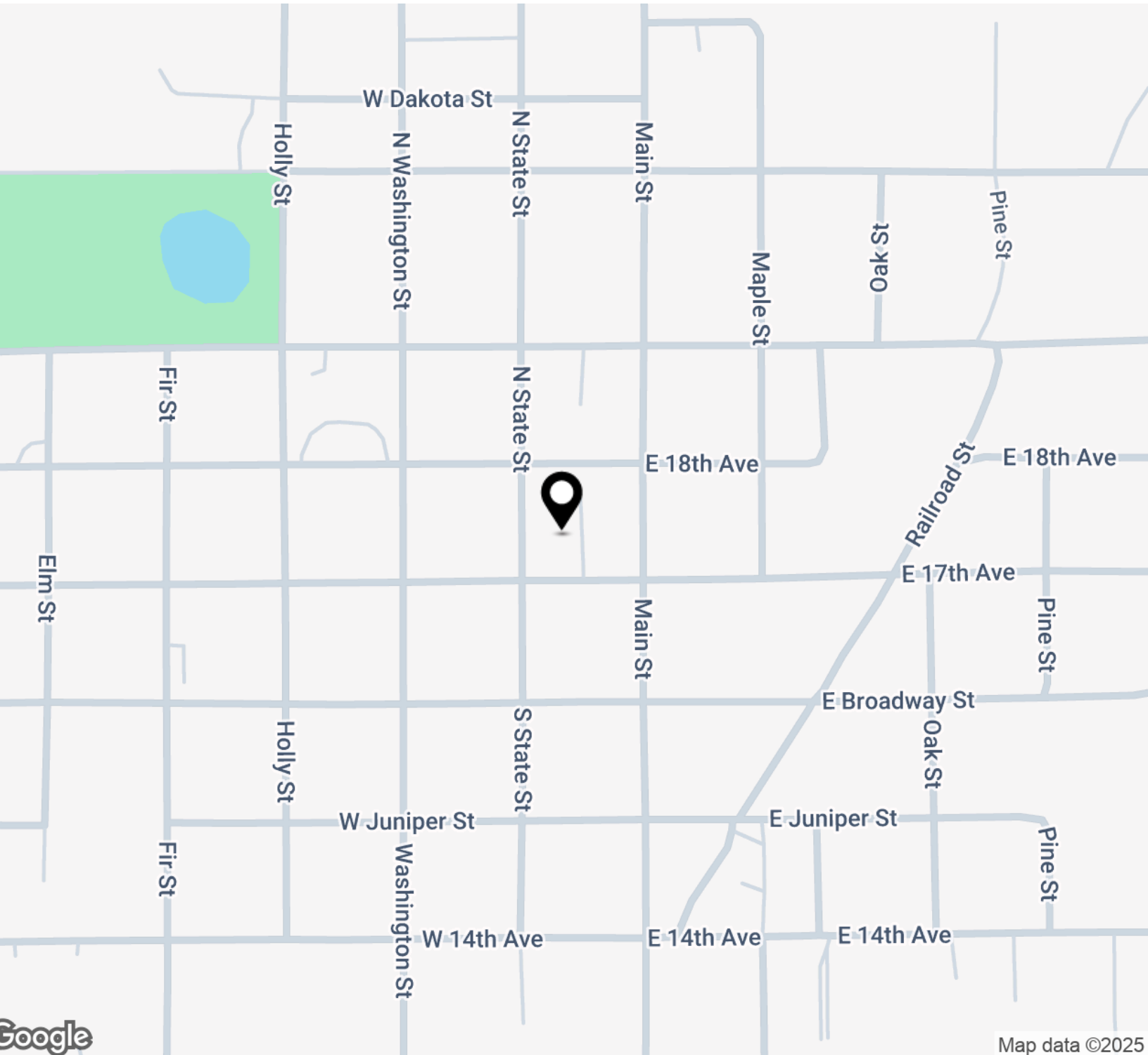
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Souhrada Building

108 West 17th Ave And 1703 Laurel St, Tyndall, SD 57066

FOR SALE

Location Map



Stacey Sieverding

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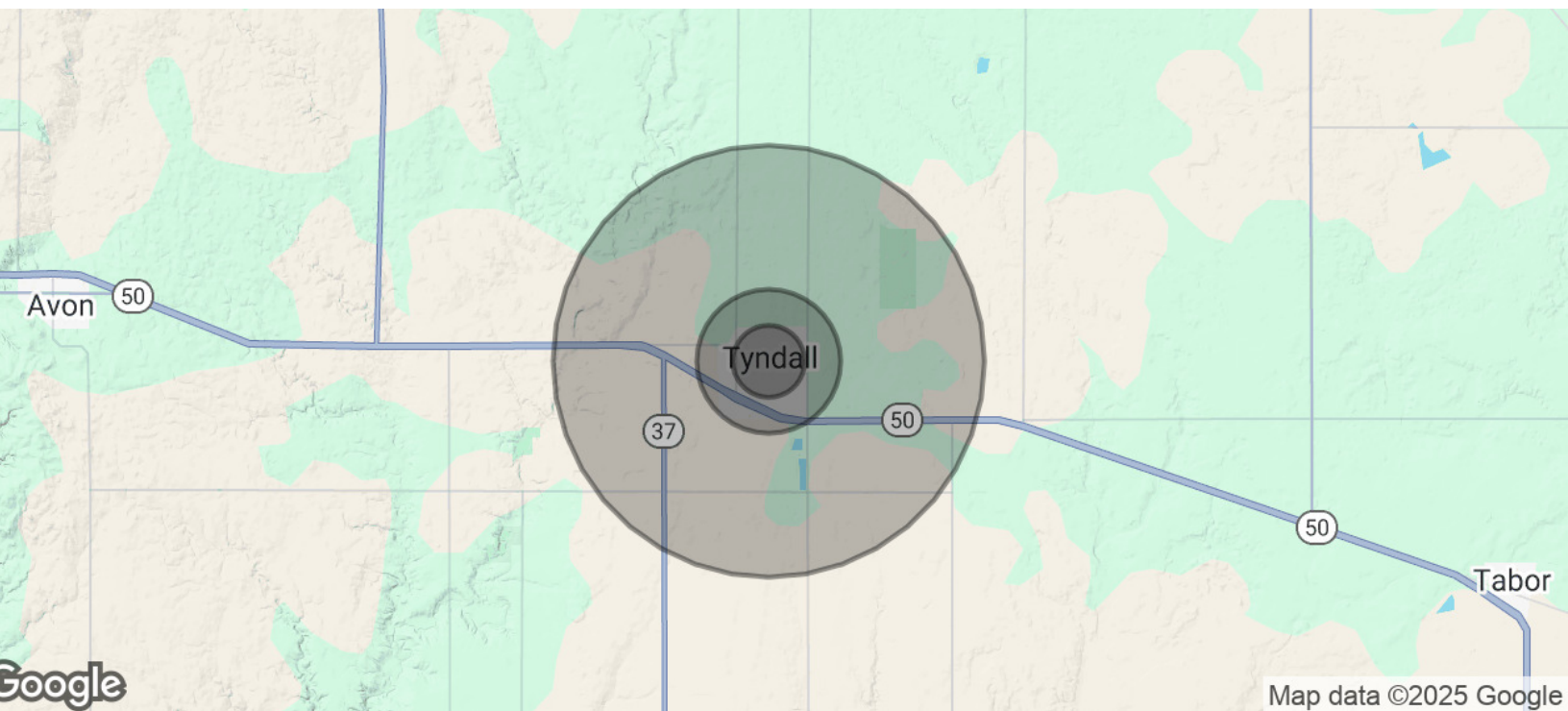
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Souhrada Building

108 West 17th Ave And 1703 Laurel St, Tyndall, SD 57066

FOR SALE

Demographics Map & Report



Population	0.5 Miles	1 Mile	3 Miles
Total Population	926	1,101	1,187
Average Age	46	46	46
Average Age (Male)	44	44	44
Average Age (Female)	49	49	49

Households & Income	0.5 Miles	1 Mile	3 Miles
Total Households	386	459	493
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$79,523	\$79,523	\$79,783
Average House Value	\$140,699	\$140,699	\$144,892

Demographics data derived from AlphaMap

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