

**FOR SALE**



# BENSON ROAD & I-229 LAND

## DEVELOPMENT LAND

**Bender**  
COMMERCIAL



3800 NORTH POTSDAM AVENUE  
SIOUX FALLS, SD



3.16 ACRES



\$4.95/SF

- I-1 Light Industrial zoned land located on the corner of Benson Road and I-229.
- Great visibility from I-229.
- South entrance to Sioux Empire Development Park Four Addition
- Quick access to I-229 and I-90.
- Great site for retail or industrial use.
- Gently sloping topography.
- Site serviced by regional BMP - No on-site retention required.

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