

**FOR SALE**



# AAA OFFICE BUILDING

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**Bender**  
COMMERCIAL



**1600 NORTH MAIN STREET  
MITCHELL, SD**



**2,198 SF Building  
27,600 SF Lot**



**\$300,000**

- Office building located along Main Street in north Mitchell, SD.
- Zoned HB-Highway Business.
- Open work area, two (2) private offices and breakroom.
- Two (2) drive thru lanes.
- Parking ratio of 1:157.
- Great visibility and signage with a daily traffic count of over 9,000 vehicles.
- Neighboring businesses include McDonalds, Unclaimed Freight Furniture, Dollar Tree, Coborns Grocery, Papa Murphy's and Burger King.

**ROB FAGNAN, SIOR** | [rob@benderco.com](mailto:rob@benderco.com) | 605-782-1672



Bender Commercial Real Estate Services | 305 West 57th Street | Sioux Falls, SD 57108 | 605-336-7600 | [benderco.com](http://benderco.com)

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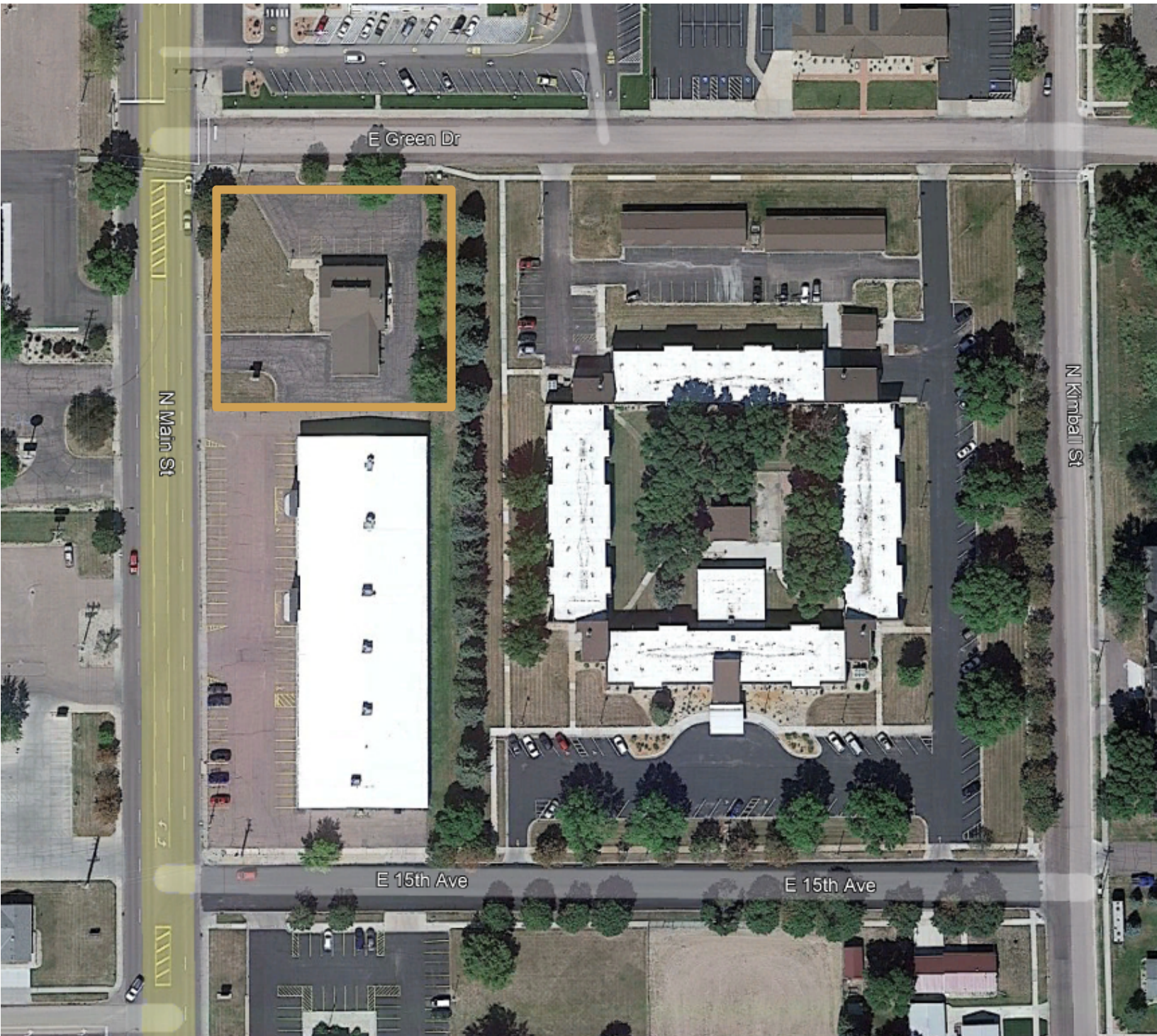




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