

FOR SALE



ROSSON BUILDING

SHOP/FLEX BUILDING

Bender
COMMERCIAL



**115 LIPTON STREET
TEA, SD**



11,700 SF



\$1,350,000

- Shop/Flex building located in northern Tea near Main Avenue and 271st Street.
- Each bay has a small office area, restroom, 12'W x 14'H overhead door(s), floor drains, radiant heat and F-Bay fluorescent lights.
- 20' sidewalls.
- 208v/200A, 3-Phase power.
- Suite A – 5,500 SF and is occupied by Stone Holding Company.
- Suite B – 4,000 SF and is occupied by Electric Pump.
- Suite C – 2,200 SF and is currently vacant. Great opportunity for owner-occupant.
- Contact broker for financials.

ROB FAGNAN, SIOR | rob@benderco.com | 605-521-5444



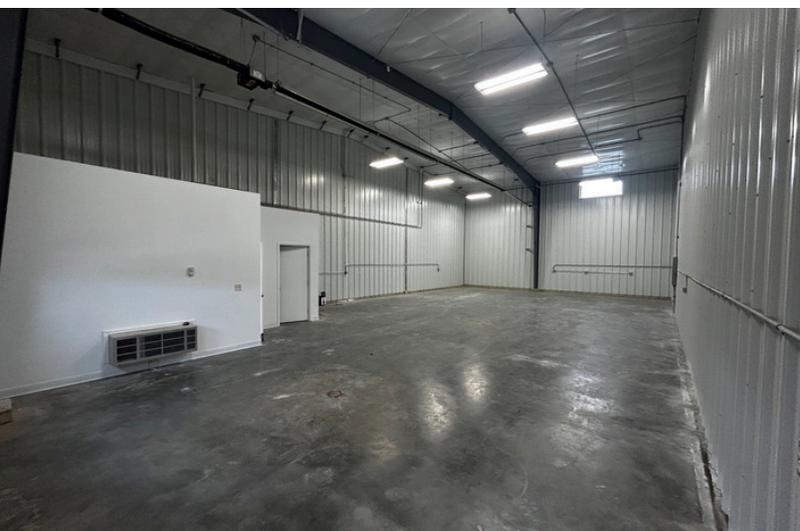
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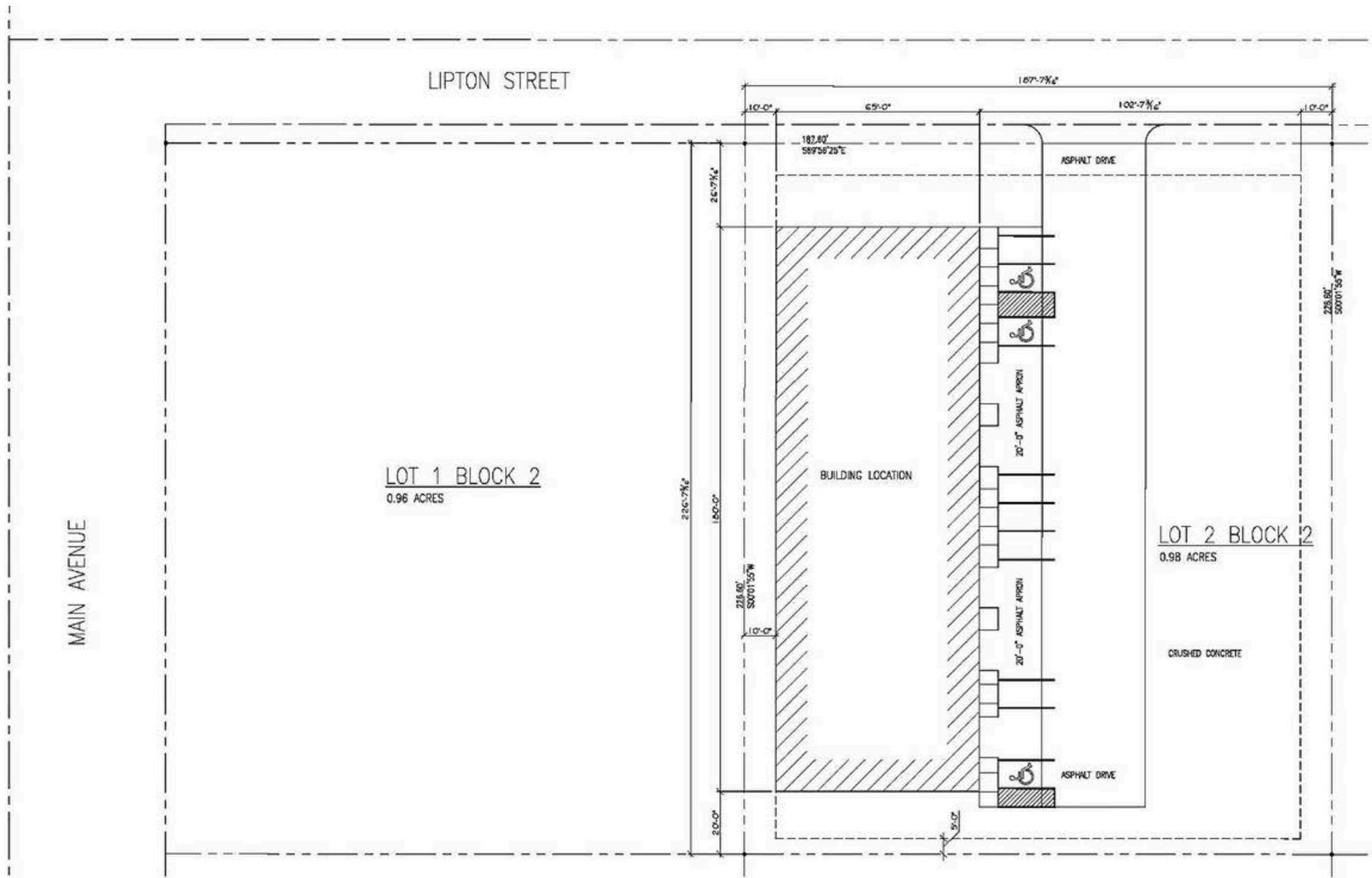
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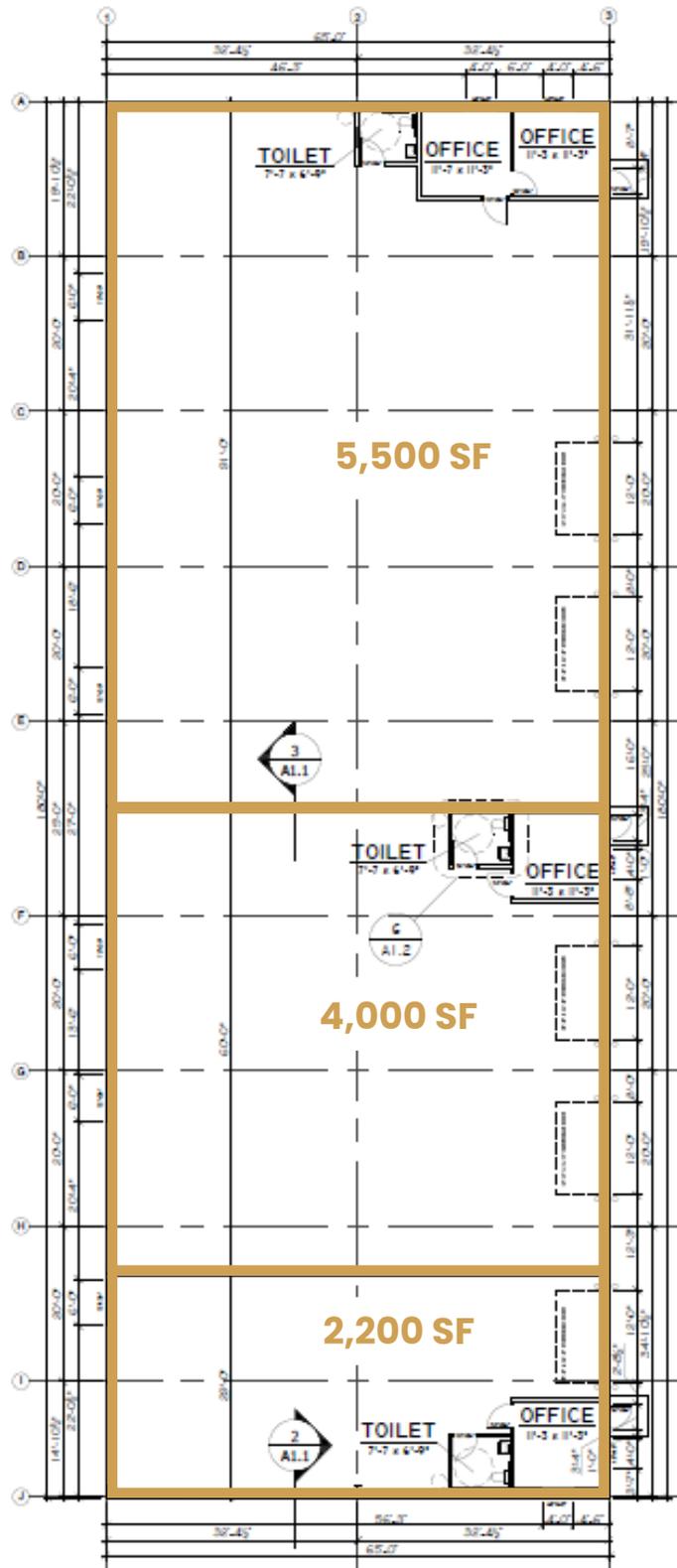
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