

FOR SALE



ELLIS FLEX BUILDINGS

OFFICE/WAREHOUSE FOR SALE

Bender
COMMERCIAL



**1320 & 1400 ELLIS ROAD
SIOUX FALLS, SD**



**2 BUILDINGS
37,182 SF**

\$ 1,250,000

- Cold storage warehouse in Ellis, five miles west of Sioux Falls.
- Main building is 32,242 SF with three (3) grade-level doors and one (1) dock door.
- Office space includes two (2) private offices, reception area, open office area, and breakroom.
- Quonset building is 4,940 SF with one (1) grade-level door.
- Adjacent to Ellis and Eastern Rail with future plans to be improved.
- Lot size: 2.32 acres.
- Built in 1966.
- Convenient access to Ellis Road and SD Highway 42, which becomes West 12th Street in Sioux Falls.

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Bender Commercial Real Estate Services | 305 West 57th Street, Sioux Falls, SD 57108 | 605-336-7600 | benderco.com

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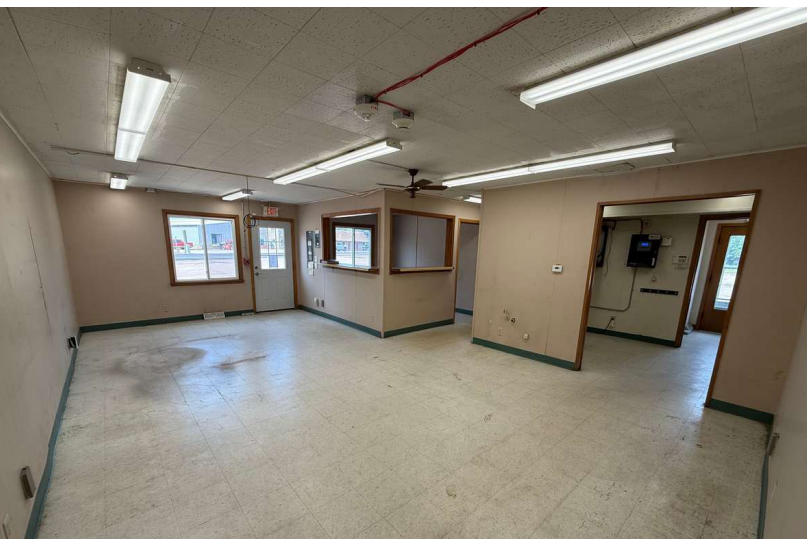
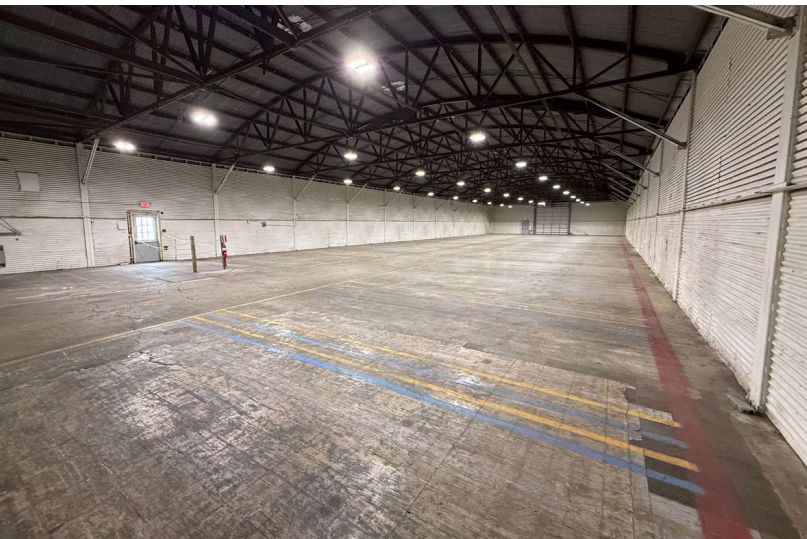
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