

**FOR LEASE**



# 11TH STREET SERVER SPACE

SERVER SPACE

**Bender**  
COMMERCIAL

 **2900 W 11TH ST - FIRST FLOOR**  
**SIOUX FALLS, SD**  **2,694 SF**  **\$18.00/SF NNN**  
**EST NNN: \$4.81/SF**

- Main level server space located near 12th Street and Kiwanis Avenue.
- Server room is supported by a 250 kW generator with an automatic transfer switch (ATS) and an uninterruptible power supply (UPS).
- Additional 5,859 SF upper level space available.
- Ample parking with a ratio of 1 space per 195 SF.
- Building and monument signage available.
- Easy access to 12th Street, Kiwanis Avenue and I-29.
- Neighboring businesses include Lewis Drug, Sanford Health Equipment, Interstate Batteries, SDN Communications, Stan Houston Equipment, Subway and Hy-Vee Fulfillment Center.

**ROB FAGNAN, SIOR** | [rob@benderco.com](mailto:rob@benderco.com) | 605-521-5444



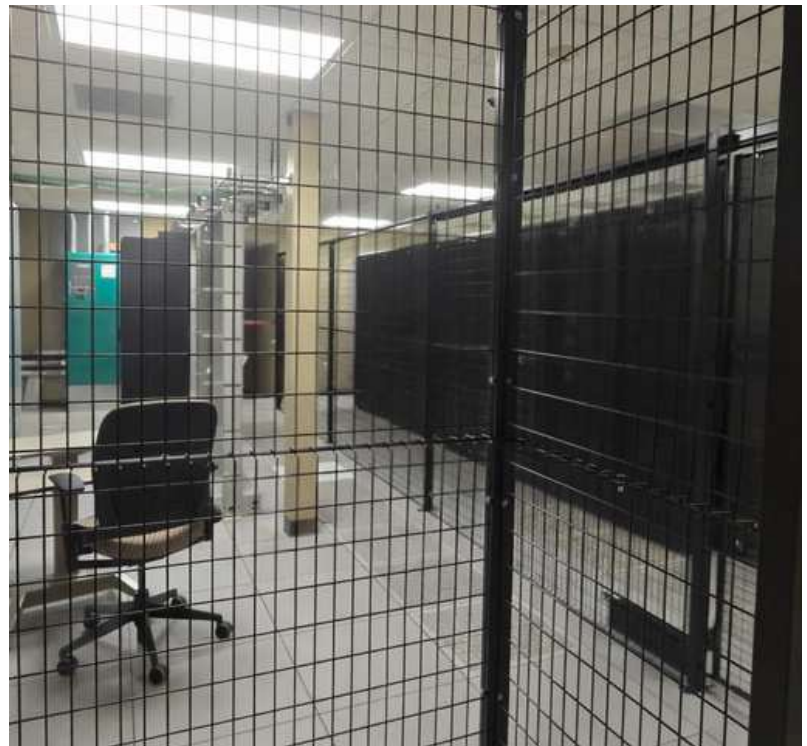
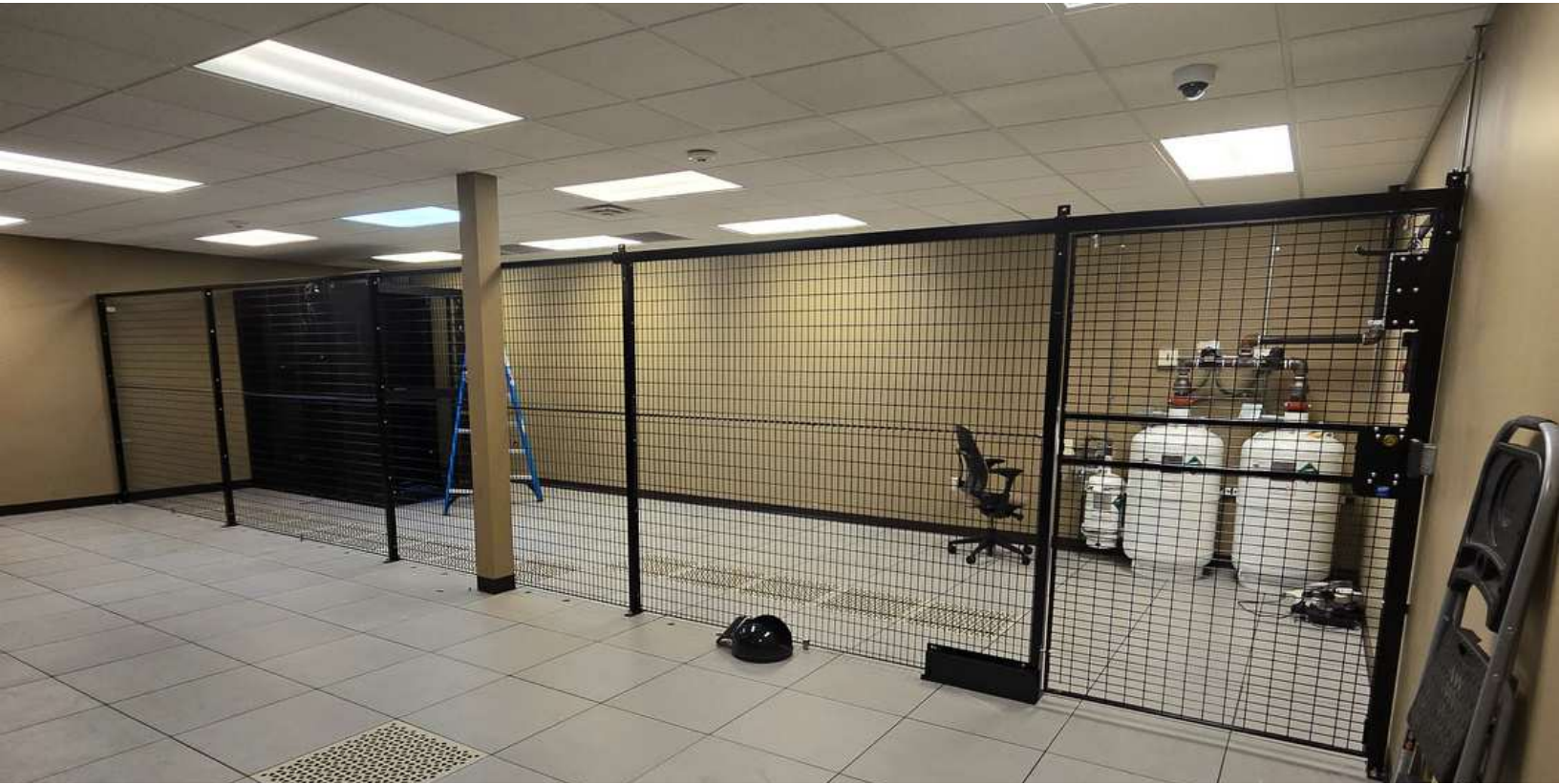
Bender Commercial Real Estate Services | 305 West 57th Street | Sioux Falls, SD 57108 | 605-336-7600 | [benderco.com](http://benderco.com)

© 2026 Bender Companies. Information herein deemed reliable, but not guaranteed.

# 11TH STREET SERVER SPACE



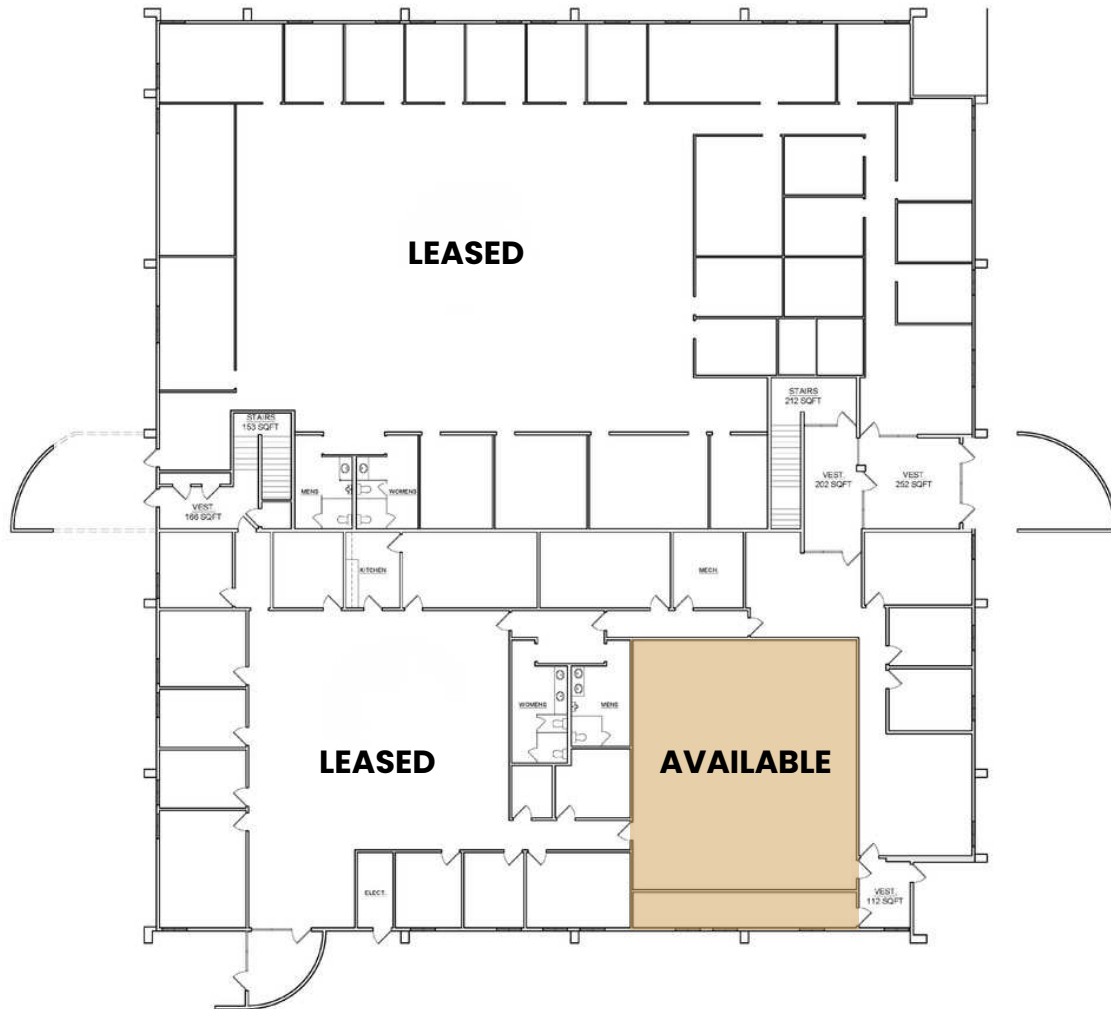
SERVER SPACE FOR LEASE



# 11TH STREET SERVER SPACE



## SERVER SPACE FOR LEASE



# 11TH STREET SERVER SPACE



SERVER SPACE FOR LEASE

