

FOR LEASE



EAST 10TH ST RETAIL SPACE

RETAIL / OFFICE SPACE

Bender
COMMERCIAL



**1510 EAST 10TH STREET
SIOUX FALLS, SD**



1,780 SF



**\$13.00/SF NNN
EST NNN: \$3.00/SF**

- Highly visible space along East 10th Street with a daily traffic count of over 16,300 vehicles.
- Large windows provide natural light.
- New flooring.
- Located near Cliff Avenue with easy access to downtown Sioux Falls, East Bank District, Riverline District and I-229.
- Neighboring businesses include The Artist's Club, Taco John's, Steak-Out, Amoco, Caribou Coffee, Lewis Drug, and GreatLIFE.
- Landlord to provide a tenant improvement allowance subject to tenant credit and lease terms.

BRADYN NEISES, SIOR

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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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