

FOR SALE



LEGACY VIEW LAND

RESIDENTIAL DEVELOPMENT LAND

Bender
COMMERCIAL



**7400 WEST 15TH STREET
SIOUX FALLS, SD**



5.64 ACRES



\$ 900,000

- Residential development land located near 12th Street and Sertoma Avenue in western Sioux Falls.
- A portion of the property is located in the FEMA floodplain/floodway as it touches Skunk Creek.
- Quick access to I-29.
- Currently zoned Ag.
- Over 70' of elevation change from south to north.
- Located near City bike path and Legacy Park.

ALEX SOUNDY, SIOR
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CONCEPT PLAN 1 (4 LOTS)



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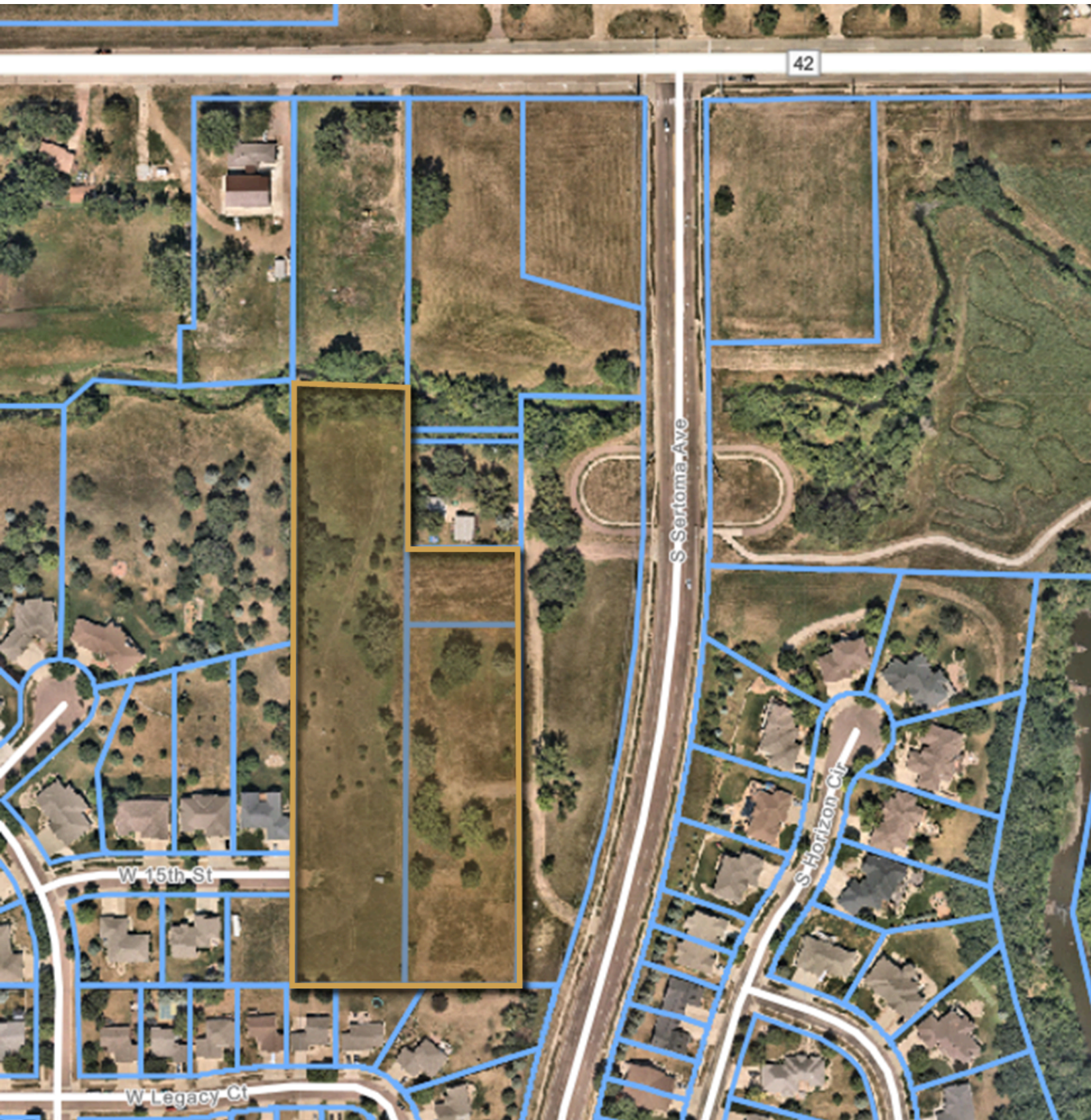
CONCEPT PLAN 2 (3 LOTS)



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