

FOR LEASE



SOUTH CLIFF PLAZA

RETAIL/OFFICE SPACE

Bender
COMMERCIAL



**1020 SOUTH CLIFF AVENUE
SIOUX FALLS, SD**



3,931 SF



\$15.00/SF NNN

- Retail/Office property located in South Cliff Plaza along Cliff Avenue near Avera Health campus.
- Space has reception area, six (6) private offices, work-station areas, storage, and two (2) in-suite restrooms.
- Building and pylon signage available.
- Parking ratio of 1 space per 248 SF.
- Highly visible with a daily traffic count of 13,900 vehicles.
- Easy access to 10th Street, 26th Street and I-229.
- Available June 2025.

NICK GUSTAFSON, CCIM | nick@benderco.com | 605-201-2809



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

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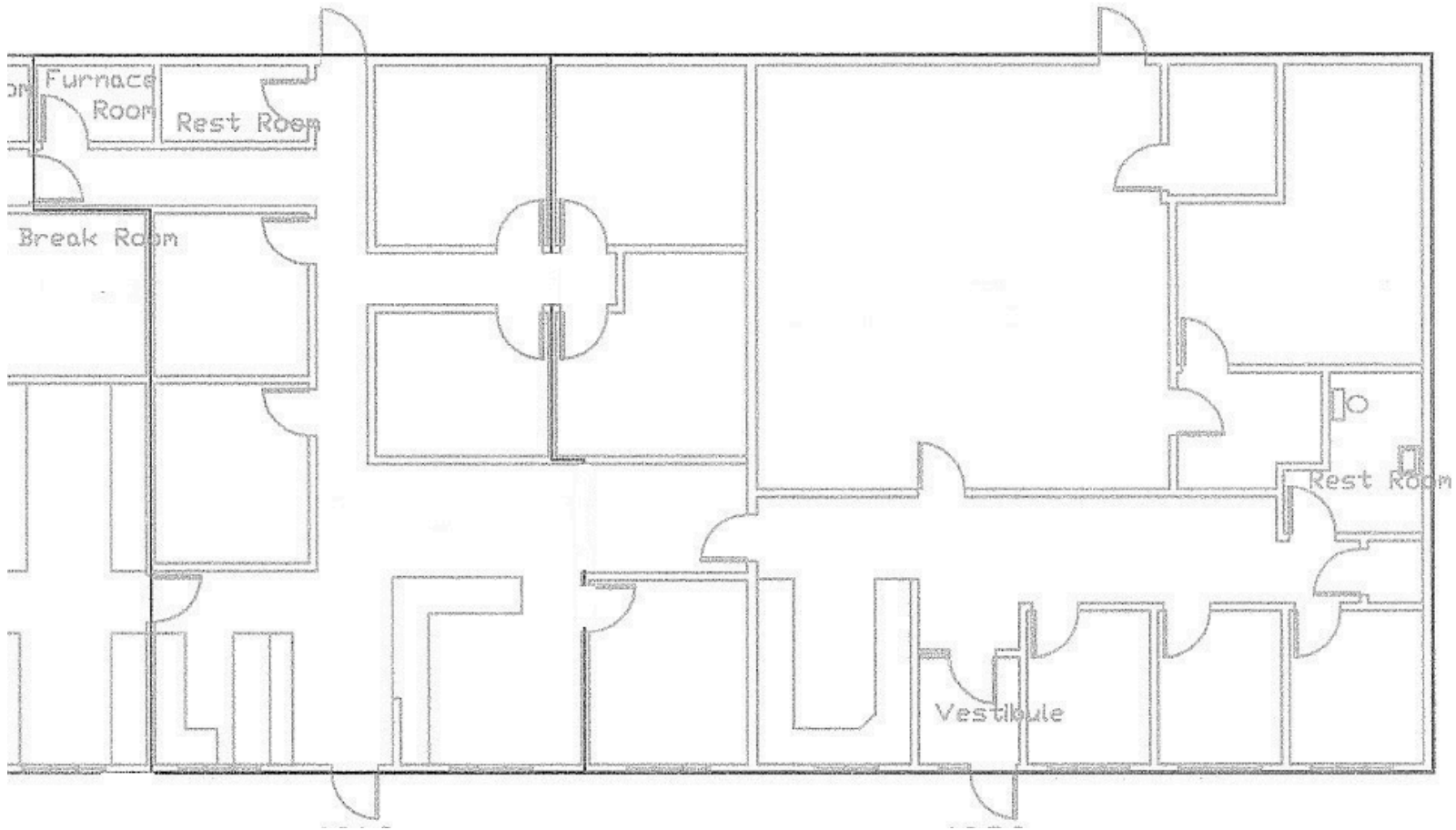
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