

# VANTIS

COMMERCIAL REAL ESTATE

AVAILABLE  
2,275 SF

## FOR LEASE Hofer Building

1520 Monty Street

Tea, SD 57064

OFFERING **MEMORANDUM**

Tom Van Ginkel  
Broker Associate  
605.321.8215  
tom@vantiscommercial.com

Amy Ibis  
Broker Associate  
605.359.4430  
amy@vantiscommercial.com

# Industrial Space For Lease

**Industrial Space for Lease**

1520 Monty Street | Tea, SD

## Highlights

- **For Lease:** \$1,600.00 per month
- Gross plus utilities
- **Square Feet:** 2,275 SF

## Property Details

- 65 x 35 Shop space
- 1 office and restroom
- 14 x 14 Overhead door
- 18' Sidewalls
- Daylight windows
- Radiant tube heat
- Floor drains
- Outside storage available



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# Property Photos

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# Aerial Photo

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# Market Overview Map

Industrial Space for Lease

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**citibank**

**Hilton Garden Inn** **POPEYES** **McDonald's**  
**Panera Bread** **HONDA** **UPS**

**Kum & Go**

**Avera Heart Hospital** **Hampton Inn**  
**Holiday Inn Express** **HOMEWOOD SUITES**  
 Hilton

**SUBWAY**

Marv Skie/Lincoln County Airport

**AMERICAN FENCE COMPANY**  
 SIOUX FALLS KITCHEN & BATH **Marlin's**  
**TWISTED** **CUAPPERS**

**Walmart** **SOO SPORT SALES, INC.**  
**Pizza Hut** **ALDI** **Holiday** **SUBARU**

**PRAIRIE VIEW EVENT HALL** **SOUTH DAKOTA TRAILER CO.**  
**NAPA** **MOTO PRO** **SHERWIN-WILLIAM**  
**SIoux EMPIRE AUTOMOTIVE**

**CASEY'S Pizza Ranch**  
**ACE Hardware** **Steve's AUTO REPAIR** **RELIABANK**

**SITE** Monty St

**Hirshfield's** Family-owned Since 1834  
 Paints • Wallcoverings • Window Fashions  
**Inflatable Adventures** **HARVARD INTEGRATIONS**  
**MIWEST MOTOR**

S Louise Ave

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