



VANTIS

COMMERCIAL REAL ESTATE

#3
12.82 AC (LW)

#5
8.02 AC (LW)

#4
4.30 AC (LW)

#1
9.25 AC (C-3)

E Madison St

Veterans Pkwy

Golden Gateway Commercial Land For Sale

Madison Street & Veterans Parkway,
Sioux Falls, SD 57110

OFFERING MEMORANDUM

Craig Hagen, CCIM, SIOR
Broker

605.310.4227

craig@vantiscommercial.com

For Sale

Property Details

Commercial – Zoned C-3

Price: \$12.00 PSF

Size: #1 – 9.25 Acres

Live/Work – Zoned LW

Price: \$6.00 to 8.00 PSF

Size: #3 – 12.82 Acres

#4 – 4.30 Acres

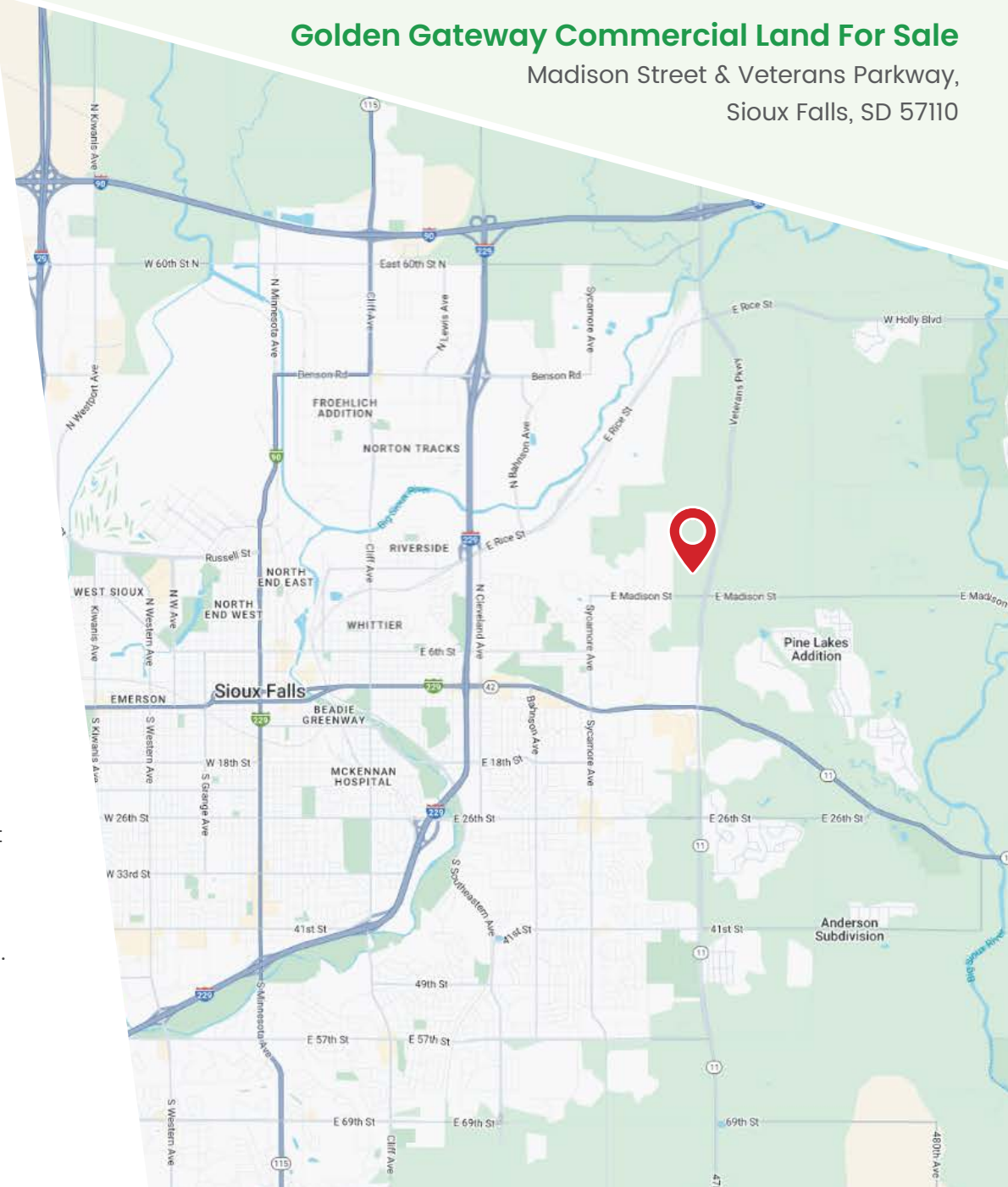
#5 – 8.02 Acres

Highlights

- Development Land for sale
- Located north of Marion Street on Highway 100, south of I-90 exit 57th Street, and Sycamore Avenue
- Neighbors include Dawley Farms, Foss Fields Development, Menards and Issac Walton, multi-family and residential housing.

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Aerial Photo

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E MADISON STREET

VETERANS PKWY

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Market Overview

Map



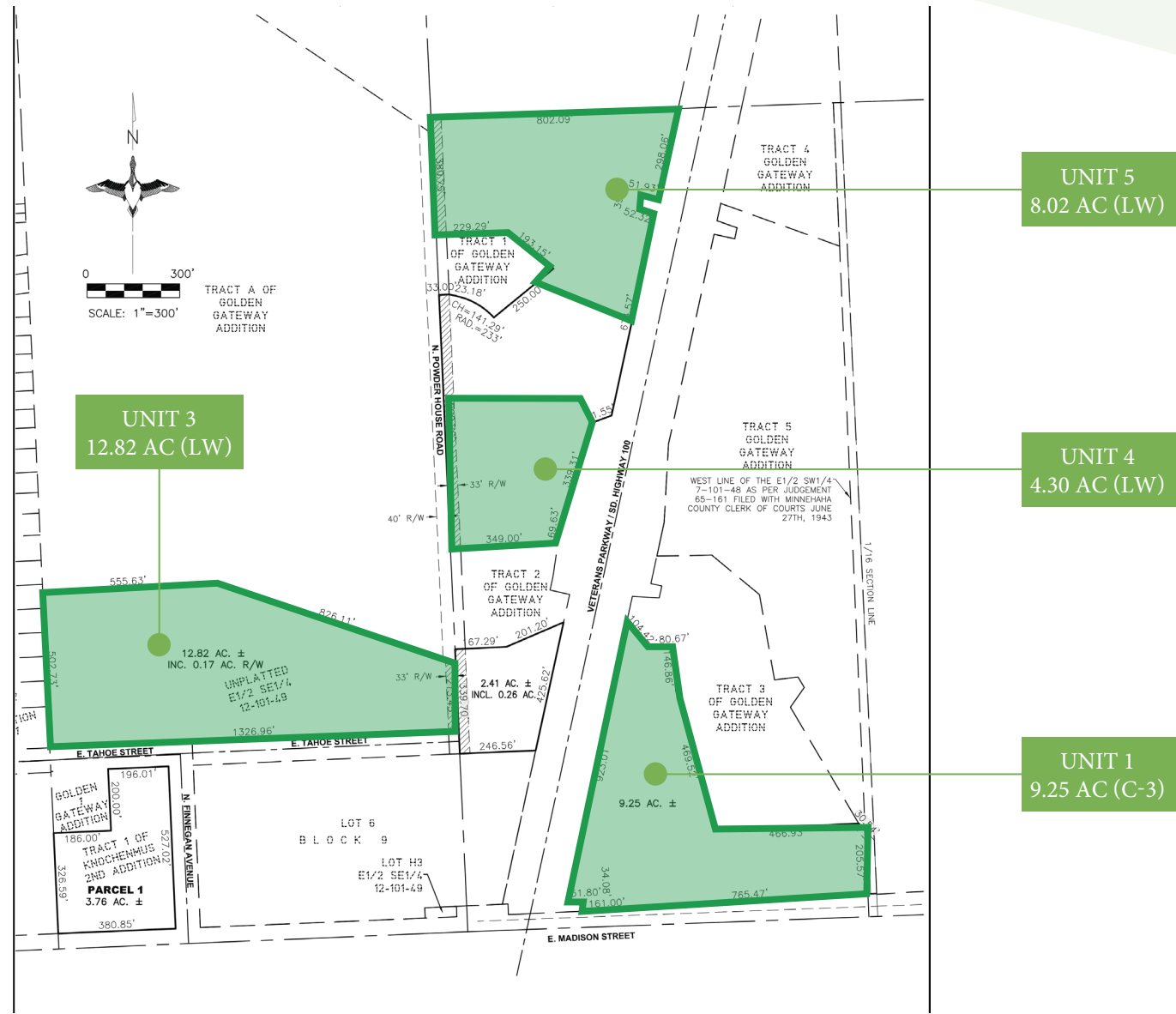
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Site Plan

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