

# VANTIS

COMMERCIAL REAL ESTATE



## Office Space For Lease

1500 Monty Street,  
Tea, SD 57064

### OFFERING MEMORANDUM

Madison Hulscher  
Broker Associate  
605.520.6365

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# For Lease

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### Highlights

|                |                   |
|----------------|-------------------|
| Square Feet:   | Office: 900+/- SF |
| Lease Rate:    | \$9.00            |
| Terms:         | NNN               |
| Estimated NNN: | \$3.05            |

### Property Details

- Forced air heat & A/C in office
- Office space has three (3) offices, break room and restroom with shower
- Space can be leased as a whole or as separate offices
- Convenient access to I-29
- Water/sewer, gas, electric included
- Trash and internet contracted by Tenant



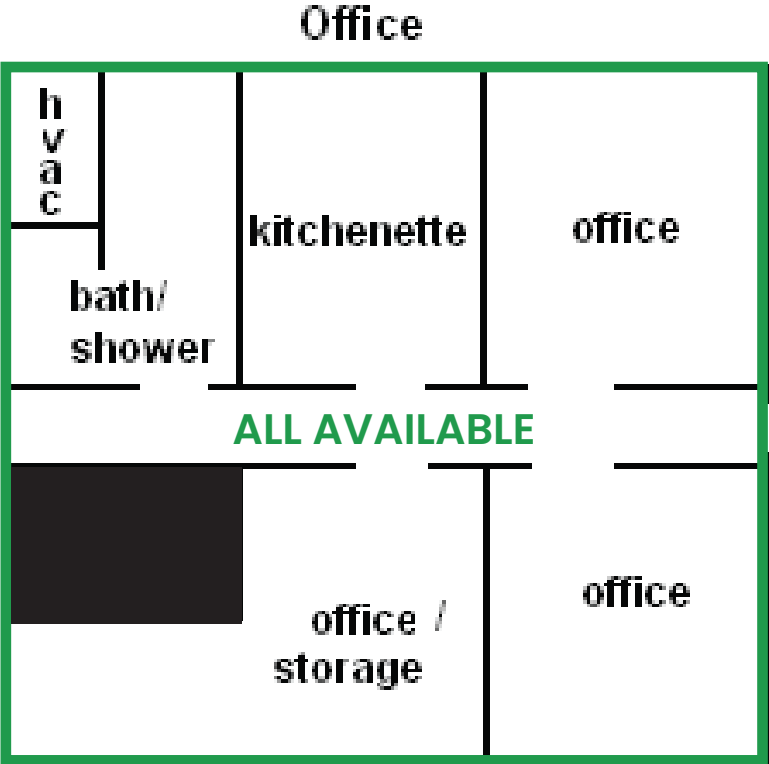
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# Floor Plan

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# Site Plan

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Aerial  
Photo

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# Market Overview Map



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