

VANTIS

COMMERCIAL REAL ESTATE

Unit 4

For Lease

3401 S Centerfield Pl Unit 4,
Sioux Falls, SD 57110

OFFERING MEMORANDUM

Tom Van Ginkel
Broker Associate
605-321-8215
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For Lease

Property Highlights

Price:	\$3500.00/Mo:
Terms:	Plus utilities and expenses
Size:	2,640SF
Occupancy:	October 1, 2025

Property Details

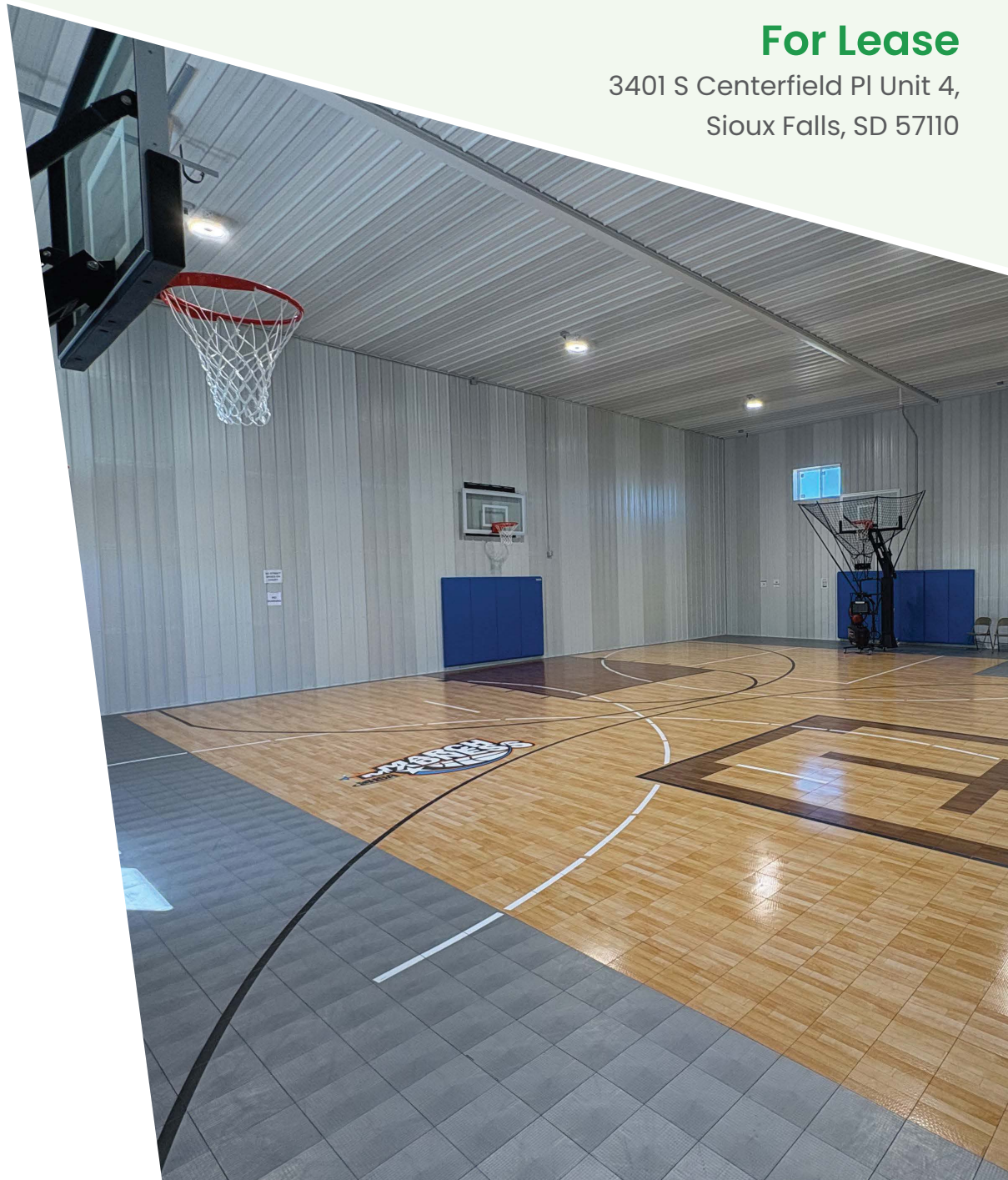
- Two bathrooms 1 ADA
- Commercial HVAC with cloth ducts
- 20' sidewalls
- Five basketball hoops
- Sport court throughout
- Acoustical sound wall panels

Area Neighbors

- SportsGames Center
- Teal Imprinted Sportswear
- Bravo youth Sports
- Harmodon Park
- Ben Reifel Middle School

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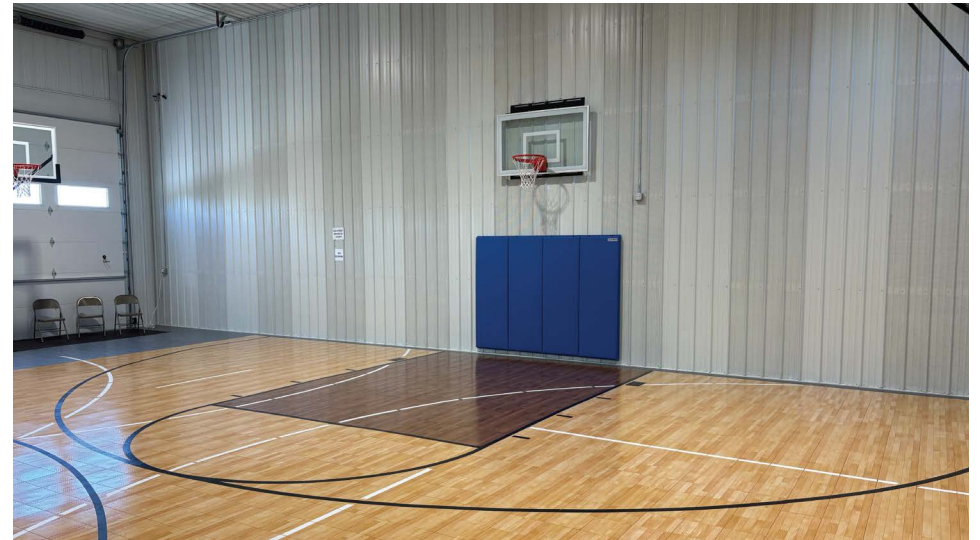
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Property Photos

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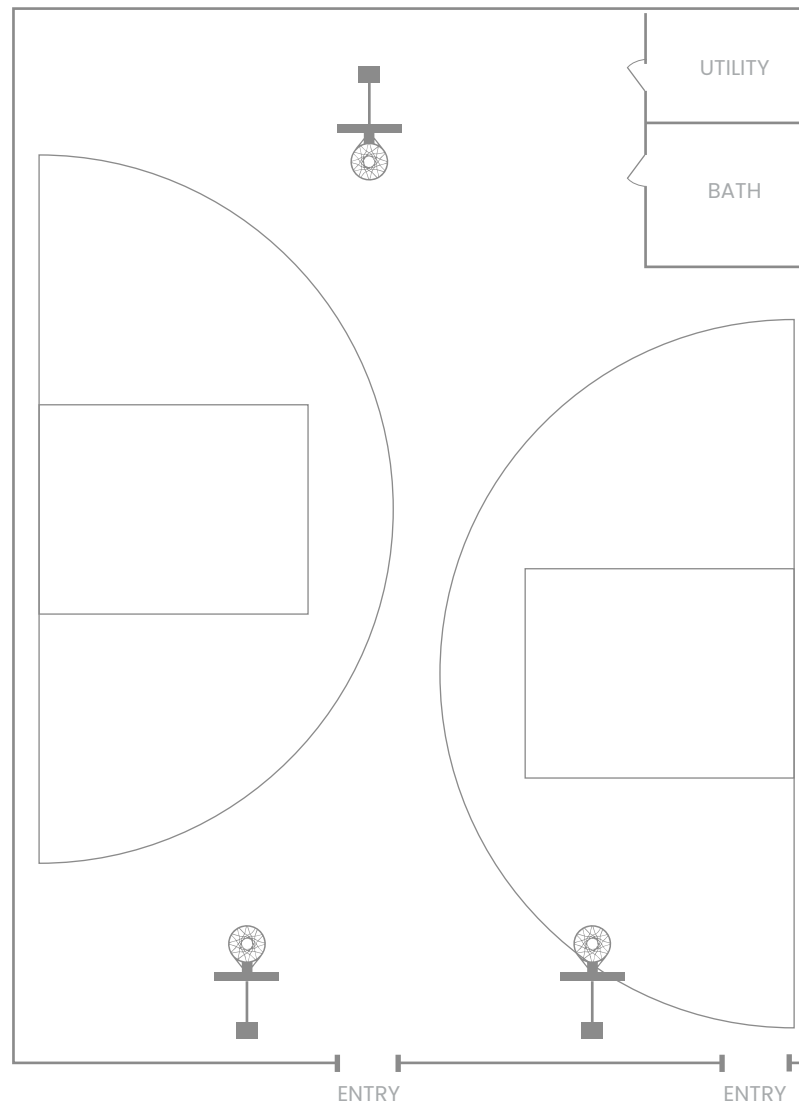
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Floor Plan

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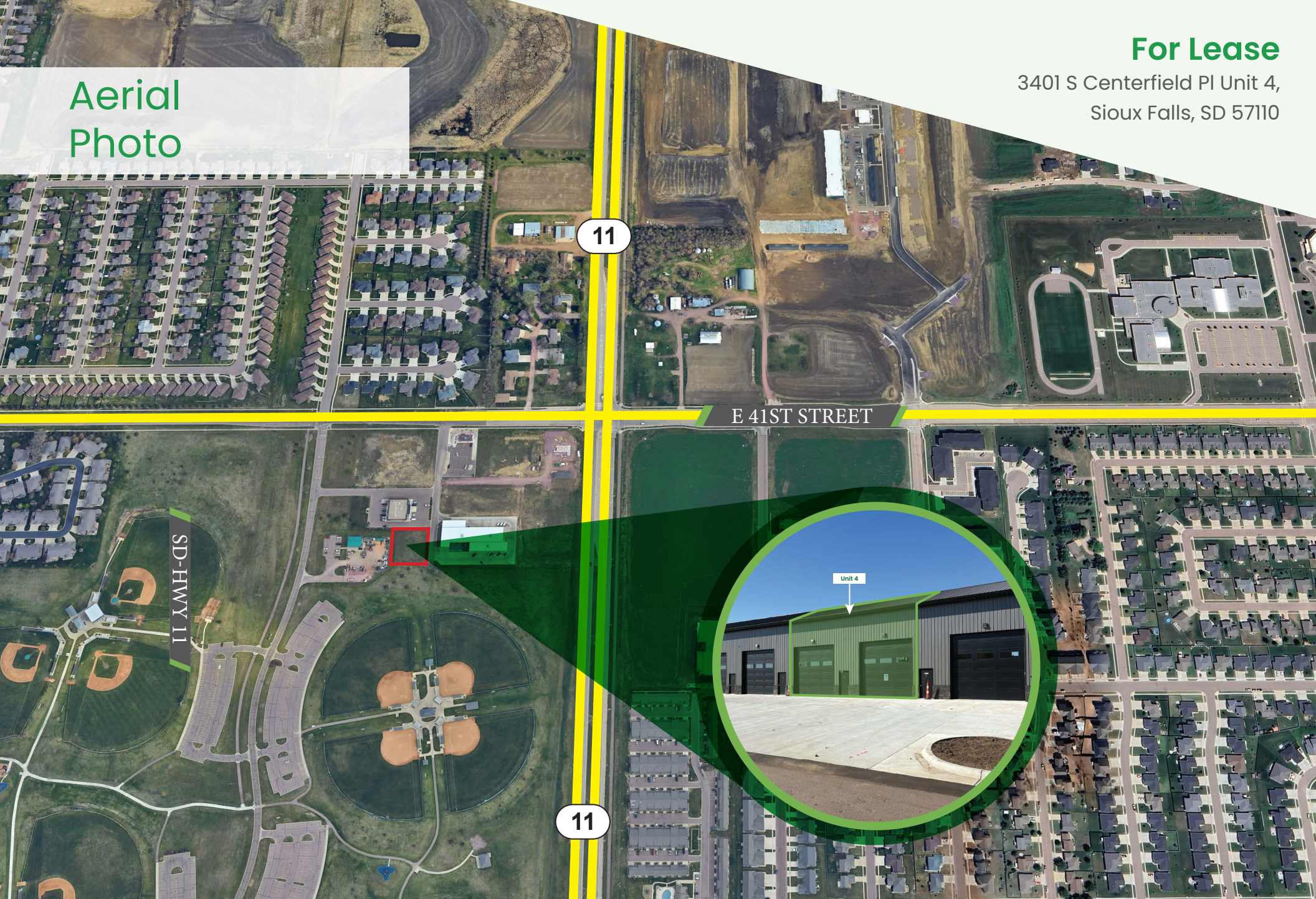
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Aerial
Photo

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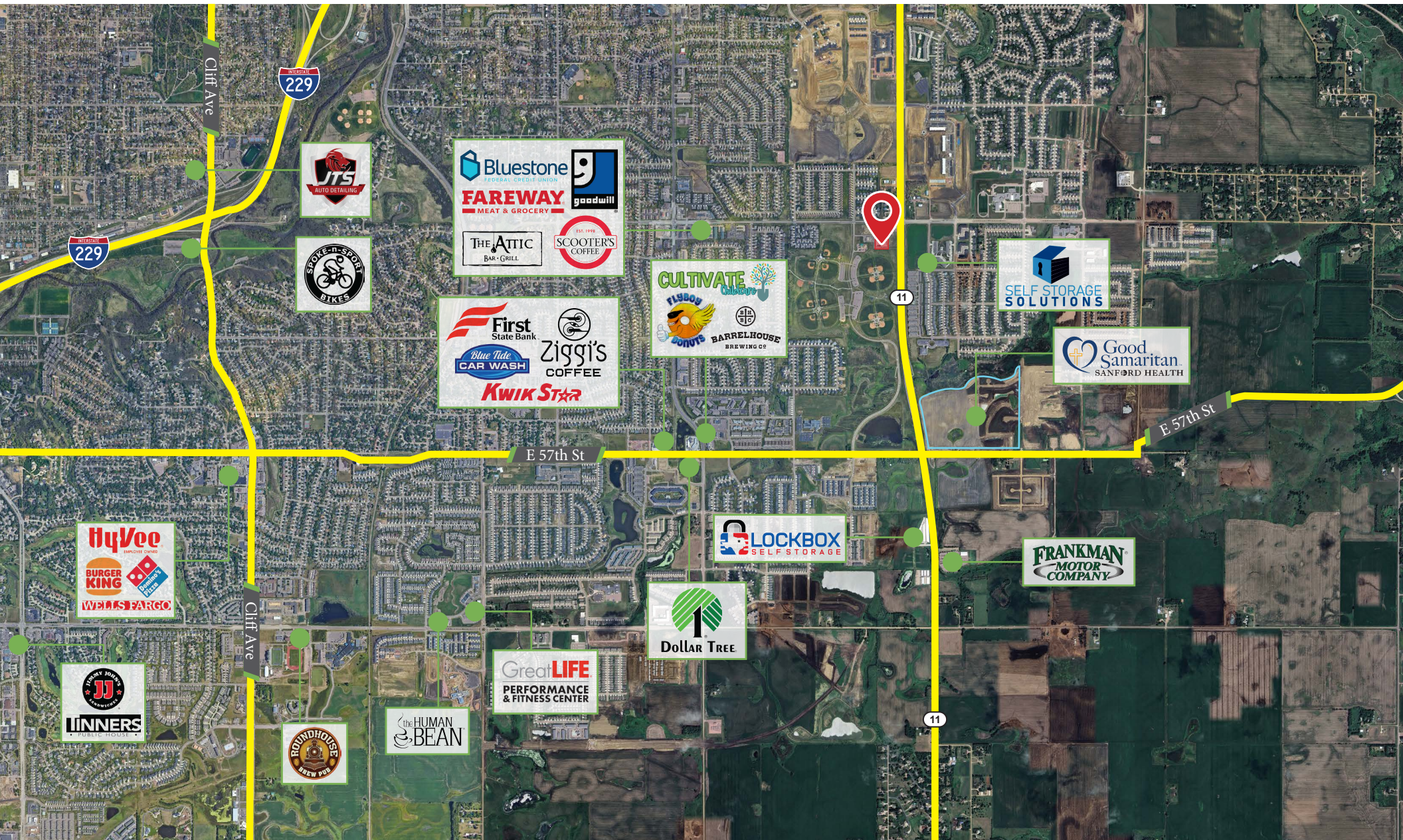
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Market Overview Map

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