

FOR LEASE

Spruce Street Commons

RETAIL DEVELOPMENT ANCHORED BY WALMART & MENARDS

2207 South Mentzer Street, Suite 120 | Mitchell, SD 57301



SIZE

3,900 sqft



PRICE

\$15.00 psf (NNN)

Estimated NNN: \$5.50 psf



LOCATION

Located at the epicenter of national retail in Mitchell, SD, this retail center is in close proximity to Interstate 90 and in the bustling out lot of Menards.



TRAFFIC

Interstate 90: 13,040 vpd
East Spruce Street: 6,336 vpd



LAYOUT

Open retail space with exposed ceilings, large display windows, private restrooms, a large storage room & dressing rooms.

*This space can be subdivided.



AREA TENANTS

Walmart, Menards, Cabela's, Dollar Tree, Hibbett Sports, Tokyo Japanese Cuisine, Culver's, Kelly Inn, Tractor Supply Company, Wendy's, Les Schwab Tire Center, Puerto Vallarta Bar & Grill, Maurice's, Sherwin Williams

Information deemed reliable, but not guaranteed.

FOR LEASE

Area Map Spruce Street Commons



FOR
LEASE

Site Plan
Spruce Street Commons



E. Spruce Street

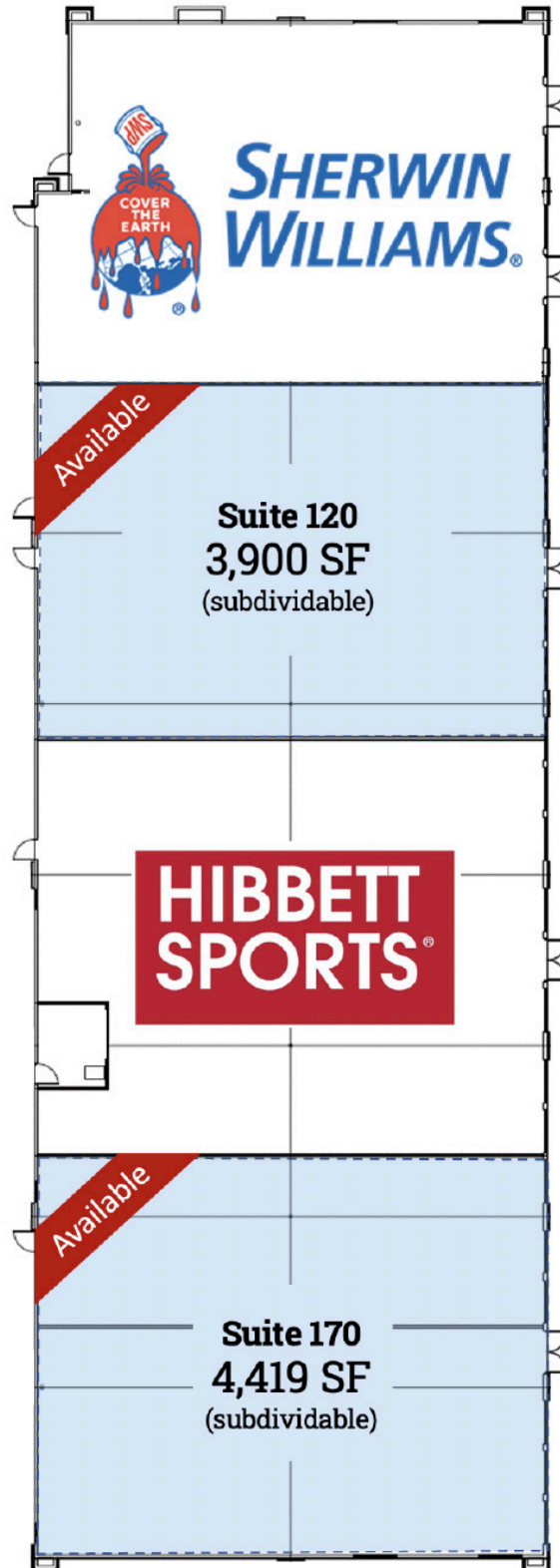


S. Mentzer Avenue



FOR
LEASE

Building Floor Plan
Spruce Street Commons



**FOR
LEASE**

Photos
Spruce Street Commons

