

\$2,000,000 - 1313 Western Ave, Brookings

MLS® #20-569

\$2,000,000

Bedroom, 0.00 Bathroom, 35,570 sqft
Commercial on 3.66 Acres

N/A, Brookings, SD

What a great opportunity to expand in or to Brookings! This 100x300 clear span building has 20 foot sidewalls and two loading docks. It has over 3700 sq.ft. of additional mezzanine space for storage and offices space. The location is perfect! It sits just a 1/2 mile south of HWY 14 Bypass with easy access onto I-29. The 3.66 acre lot leaves lots of room parking or a potential addition! A major positive is the Seller owns the electrical transformer, so they qualify for reduced electrical rates, and that would stay with the property and transfer to the new owner. Floor plans are available upon request. Because of COVID please allow lead time for showings. Don't miss this one!!

Built in 1977

Essential Information

MLS® #	20-569
Price	\$2,000,000
Bathrooms	0.00
Square Footage	35,570
Acres	3.66
Year Built	1977
Type	Commercial
Status	Active

Community Information

Address	1313 Western Ave
Subdivision	N/A



City	Brookings
County	Brookings
State	SD
Zip Code	57006

Interior

# of Stories	1
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Additional Information

Date Listed	July 22nd, 2020
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Days on Market	461
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Zoning	I-1 Industrial
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