



## Property Description

Introducing a prime investment opportunity in Beresford, SD! This meticulously-maintained 1,908 SF commercial building, constructed in 2016, offers a modern and versatile space for office or professional service use. Zoned for commercial activities, the property's ideal location presents a strategic advantage for businesses seeking high visibility and accessibility. With a thoughtfully designed layout and contemporary features, the building is tailor-made for productivity and client engagement. Take advantage of this turnkey opportunity to establish or expand your office presence in the thriving Beresford market. Exceptional quality and strategic positioning make this property a compelling choice for office building investors.

## Location Description

Neighboring businesses:

- Vision Solutions
- O'Reilly Auto Parts
- First Dakota Bank
- Dakota Sourcing
- Jerry's Chevrolet of Beresford

## Property Highlights

- - 1,908 square foot modern commercial building
- - Constructed in 2016 with contemporary design
- - Zoned for versatile commercial use
- - Strategic location in Beresford area, close to I-29

## Offering Summary

Sale Price:	\$425,000
Lot Size:	23,392 SF
Building Size:	1,908 SF

**Stacey Sieverding**  
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**Berkshire Hathaway HomeServices  
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1120 E. 77th Street  
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**MIDWEST  
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# Bear Property

504 North 16th Street, Beresford, SD 57004

FOR SALE

Additional Photos



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Retailer Map

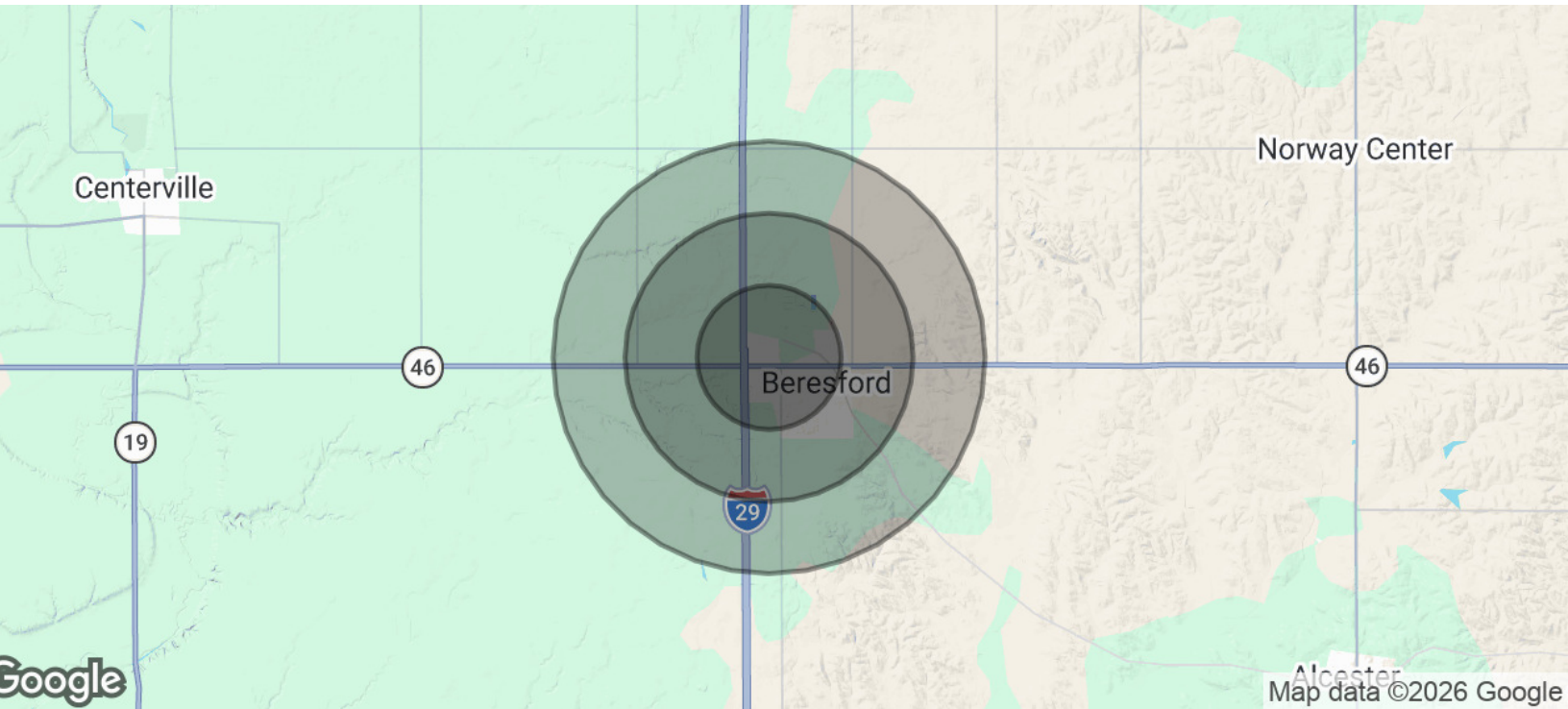


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Population	1 Mile	2 Miles	3 Miles
Total Population	67	239	511
Average Age	43.2	42.7	42.3
Average Age (Male)	44.8	43.9	43.5
Average Age (Female)	41.3	41.4	41.1
Households & Income	1 Mile	2 Miles	3 Miles
Total Households	27	98	209
# of Persons per HH	2.5	2.4	2.4
Average HH Income	\$94,564	\$92,659	\$92,450
Average House Value	\$255,036	\$244,346	\$242,803

2023 American Community Survey (ACS)

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