

# Industrial

For Lease

2101 Murray St Sioux City, IA 51111



400 Gold Circle, Suite 120  
Dakota Dunes, SD 57049  
712 224 2727 tel  
[naiunited.com](http://naiunited.com)

For Lease

13,329 SF | \$9.50 SF/yr

Industrial



### Property Description

11,959 SF (24' clear) of immaculate, food grade freezer space available for lease (1,370 SF of common dock area). Ability to store up to 500 pallets, stacked (4) high, at up to -10 degrees F. Tenant will be given exclusive use of two docks doors, or have the option to hire the Landlord to handle product. 2,987 SF of refrigeration space (34 degrees F), adjacent to freezer space, also available for lease - with Landlord approval.



### Location Description

Sioux City



### Location Information

Street Address	2101 Murray St
City, State, Zip	Sioux City, IA 51111
County	Woodbury

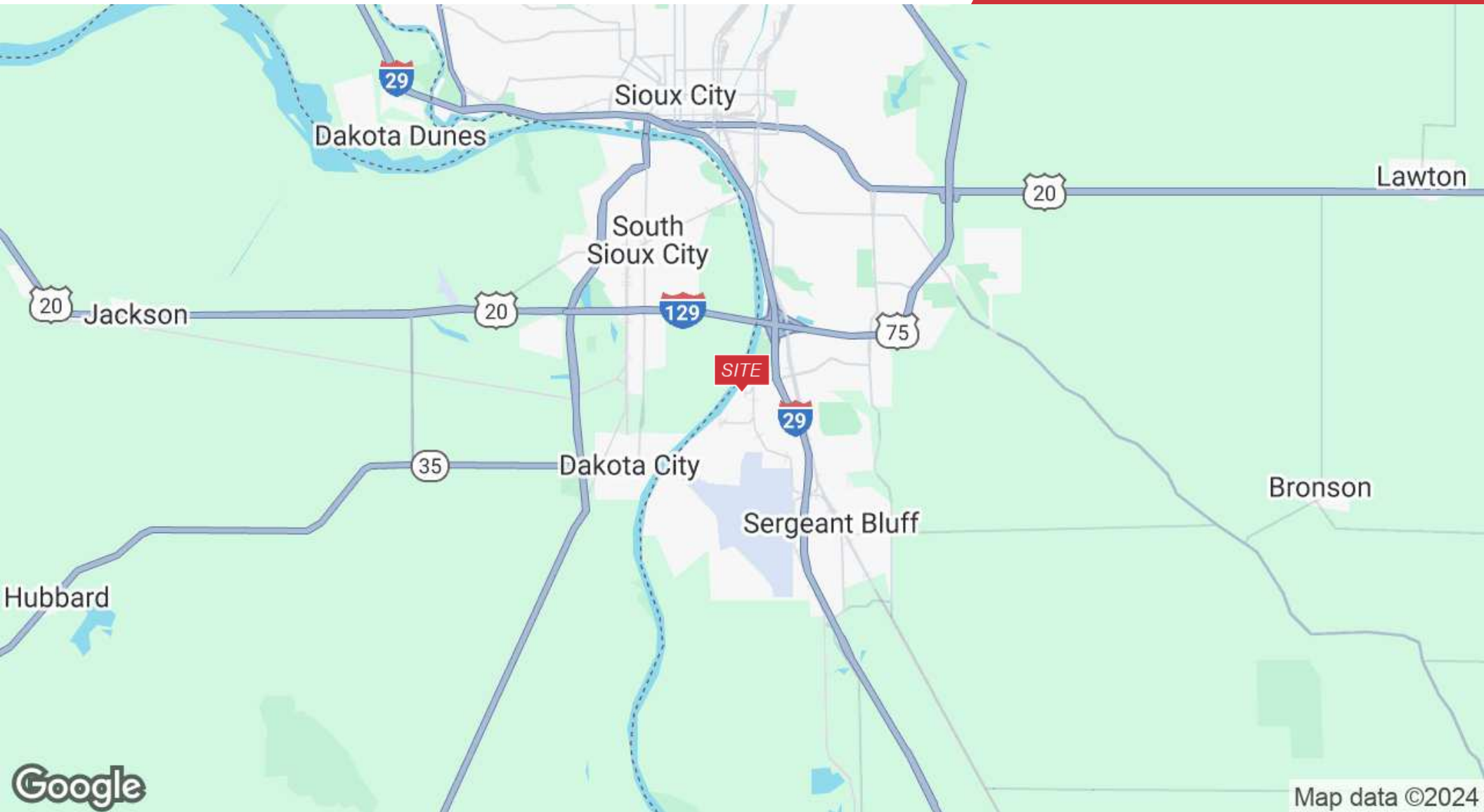
### Building Information

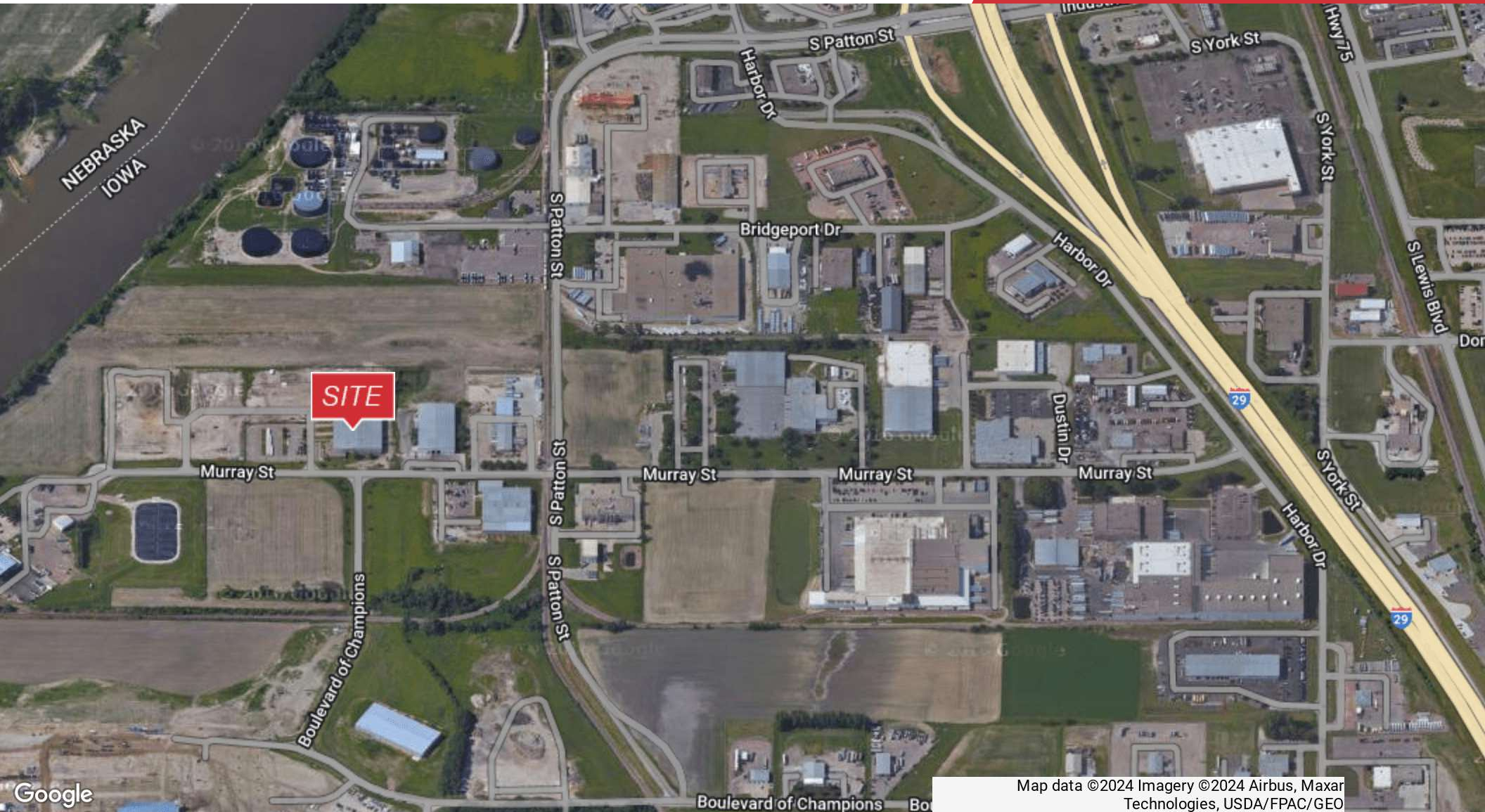
Building Size	71,240 SF
Tenancy	Multiple
Insurance	\$0.25 SF
Real Estate Taxes	\$1.46

### Property Information

Property Type	Industrial
Property Subtype	Manufacturing
Lot Size	8.18 Acres
APN #	884824101015
Lot Frontage	621 ft
Lot Depth	582 ft

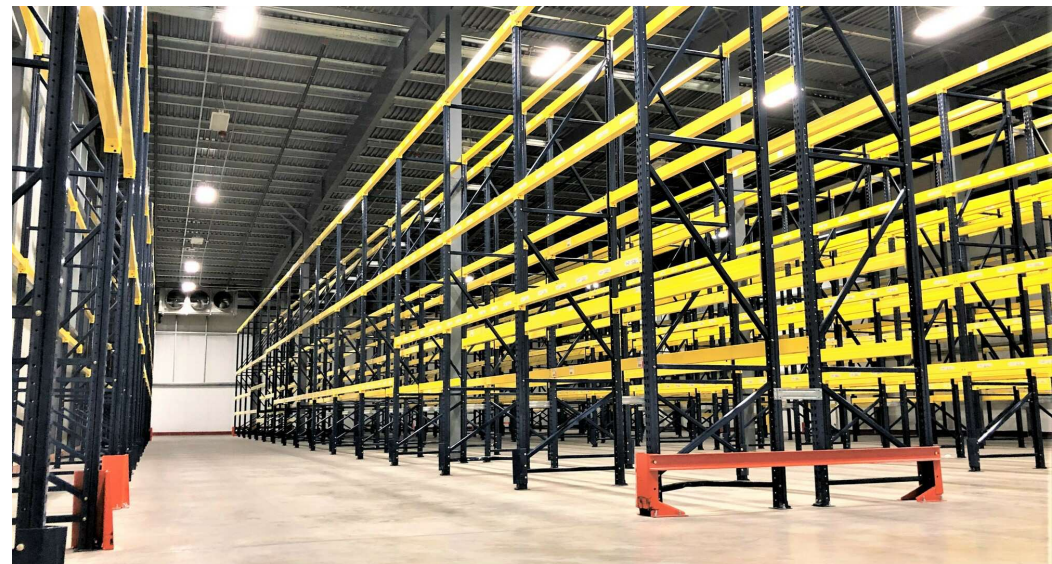
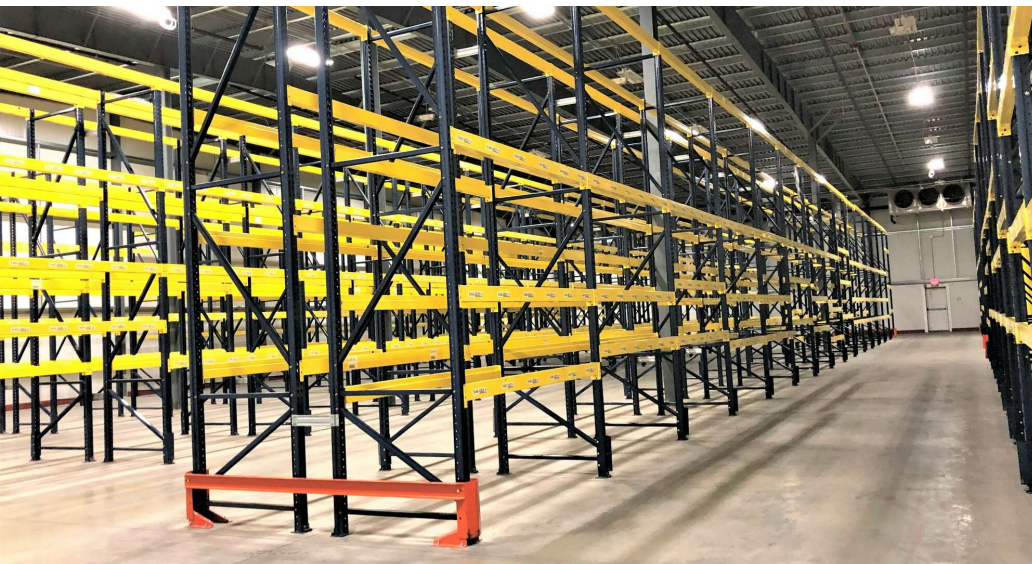




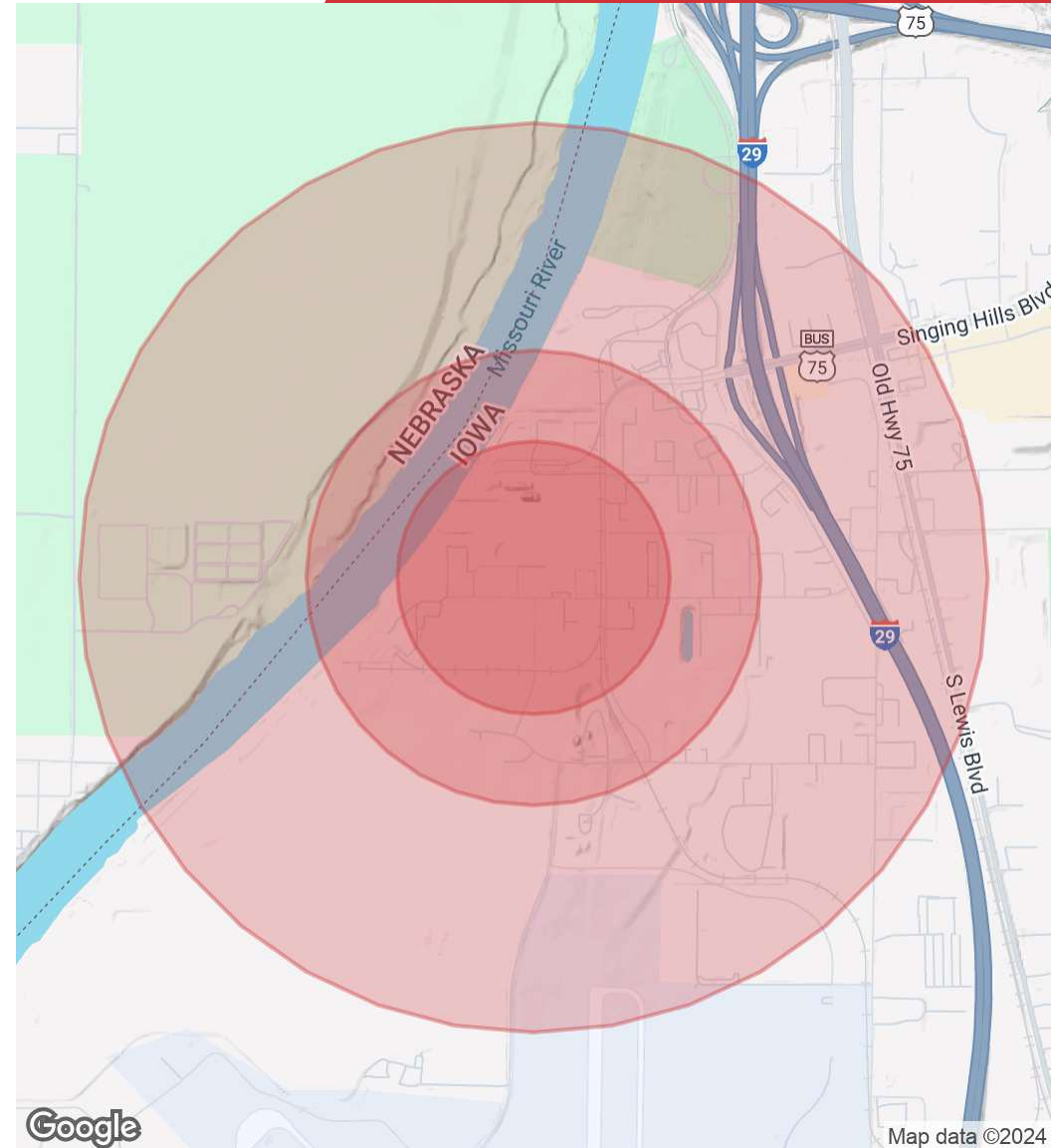


Map data ©2024 Imagery ©2024 Airbus, Maxar Technologies, USDA/FPAC/GEO

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	0.3 Miles	0.5 Miles	1 Mile
<b>Population</b>			
Total Population	2	3	20
Average Age	34	34	35
Average Age (Male)	33	33	35
Average Age (Female)	35	35	36
<b>Households &amp; Income</b>			
Total Households	1	1	7
# of Persons per HH	2	3	2.9
Average HH Income	\$82,902	\$82,902	\$93,808
Average House Value	\$245,349	\$245,349	\$236,754
<b>Ethnicity (%)</b>			
Hispanic	0.0%	0.0%	25.0%
<b>Race</b>			
Total Population - White	1	2	12
% White	50.0%	66.7%	60.0%
Total Population - Black	0	1	1
% Black	0.0%	33.3%	5.0%
Total Population - Asian	0	0	1



% Asian	0.0%	0.0%	5.0%
Total Population - Hawaiian	0	0	0
% Hawaiian	0.0%	0.0%	0.0%
Total Population - American Indian	0	0	1
% American Indian	0.0%	0.0%	5.0%
Total Population - Other	0	0	2
% Other	0.0%	0.0%	10.0%

Demographics data derived from AlphaMap

