

# 6th Street Marketplace

Pad Sites Available in Brookings, SD



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# Property highlights

- 6.5-acre new retail development
- Located in SWQ of the 6th St. and I-29 interchange in the heart of Brookings
- Excellent visibility to I-29 and convenient access via 6th St.
- Just blocks from the SDSU campus
- Area tenants include: Walmart, Lowes, Runnings, and more

## Site information

**Location:** 2500 6th St., Brookings, SD 57006

**Description:** 6.5 AC; Pad-Ready Lots (Estimated Delivery: 2024)

## Traffic counts

**6th St:** 15,314 vpd

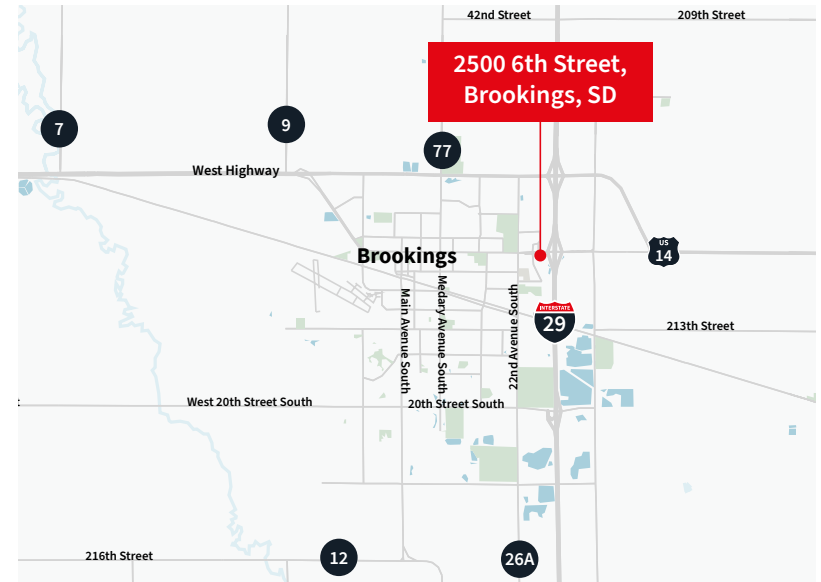
**I-29:** 14,878 vpd

## Availability

Build-to-Suit, Ground Lease, or Pad Sale

## Demographics

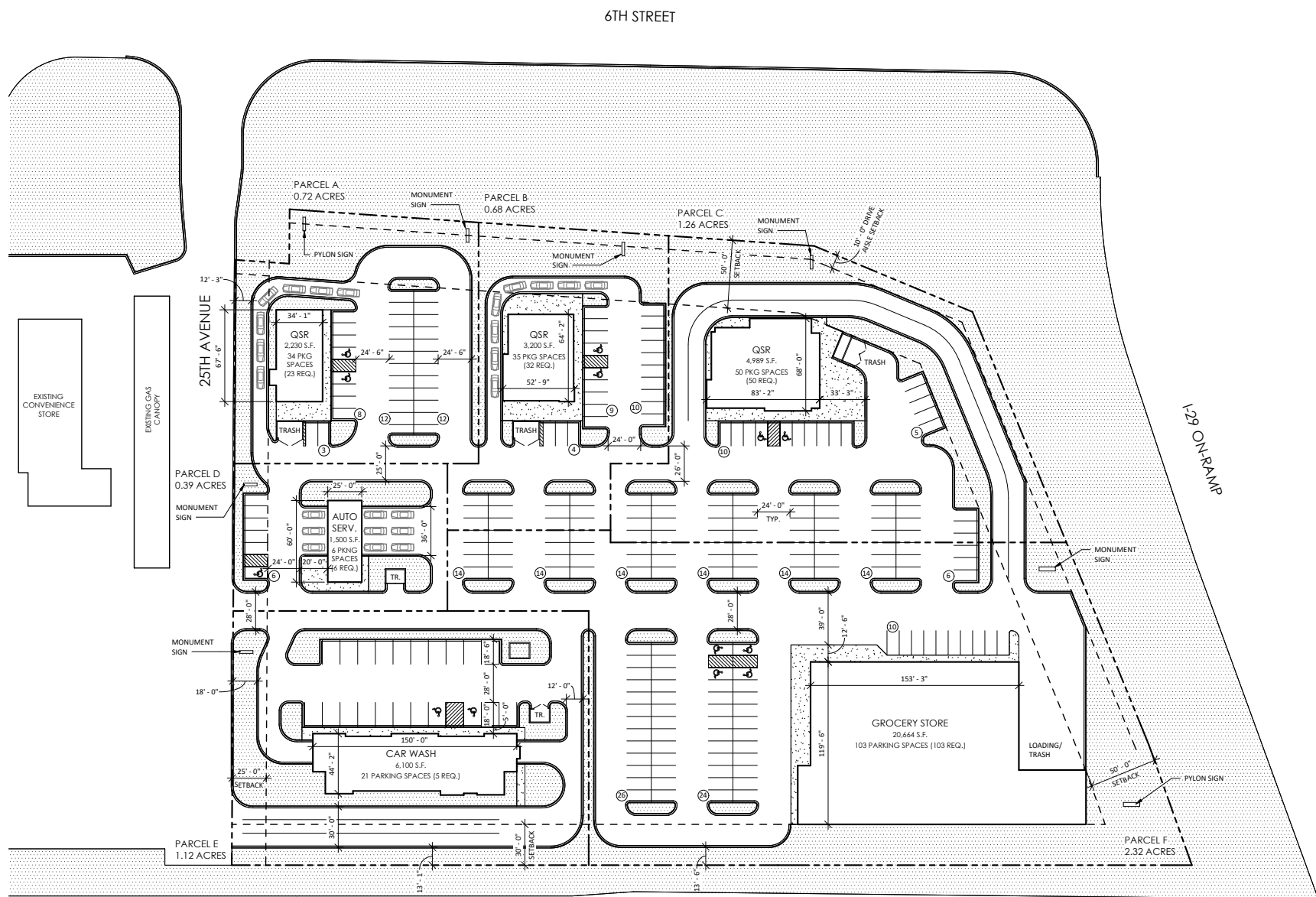
Radius	1 Mile	3 Miles	5 Miles
Population	3,592	23,240	26,587
Median HH Income	\$46,786	\$56,805	\$60,606
Average HH Income	\$61,617	\$74,577	\$76,998



## Nearby Tenants



# Concept plan



# Thank you

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