

FOR LEASE: 4224 W. Empire Pl Sioux Falls, SD



PRICE:

- \$28.00/SF NNN
- Est. NNN \$10.31/SF

SIZE:

- 3,605 SF

EMPIRE MALL:

- 7.8M Annual Visits
- 1.1M Annual Visitors

FEATURES:

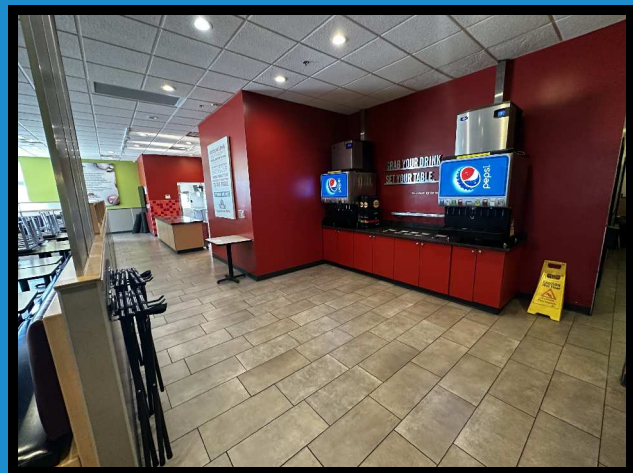
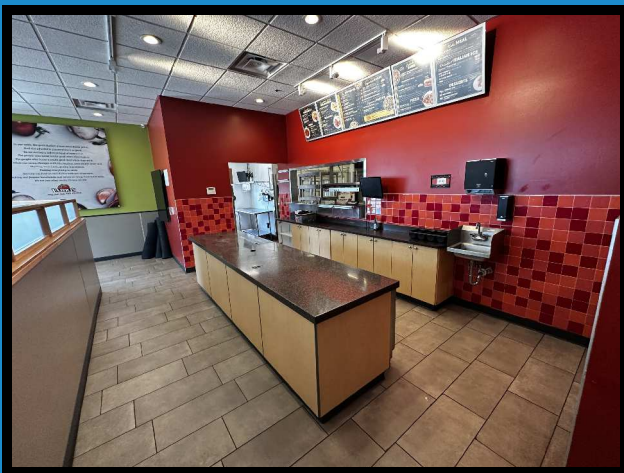
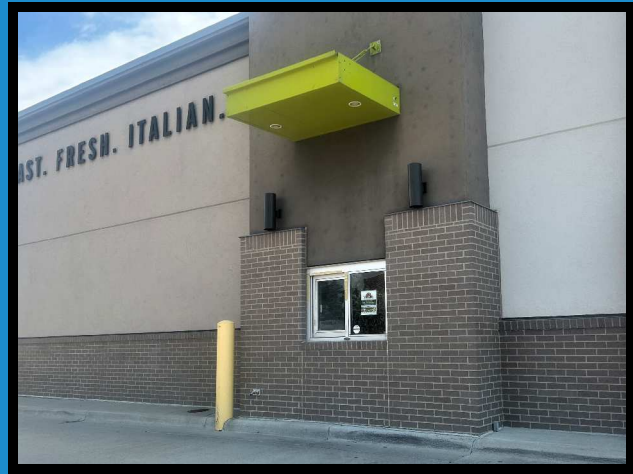
- Turn-Key Restaurant with Drive Thru.
- Prime location on an out lot of The Empire Mall, South Dakota's largest Retail Shopping Center.
- FF&E Included with Acceptable Terms.
- Could be combined with Suite 4216 (1,584SF)
- Neighboring businesses include Dillard's, Chipotle, Chick-fil-A, TJ Maxx, Target, Crumbl, Barnes & Nobles and many more.

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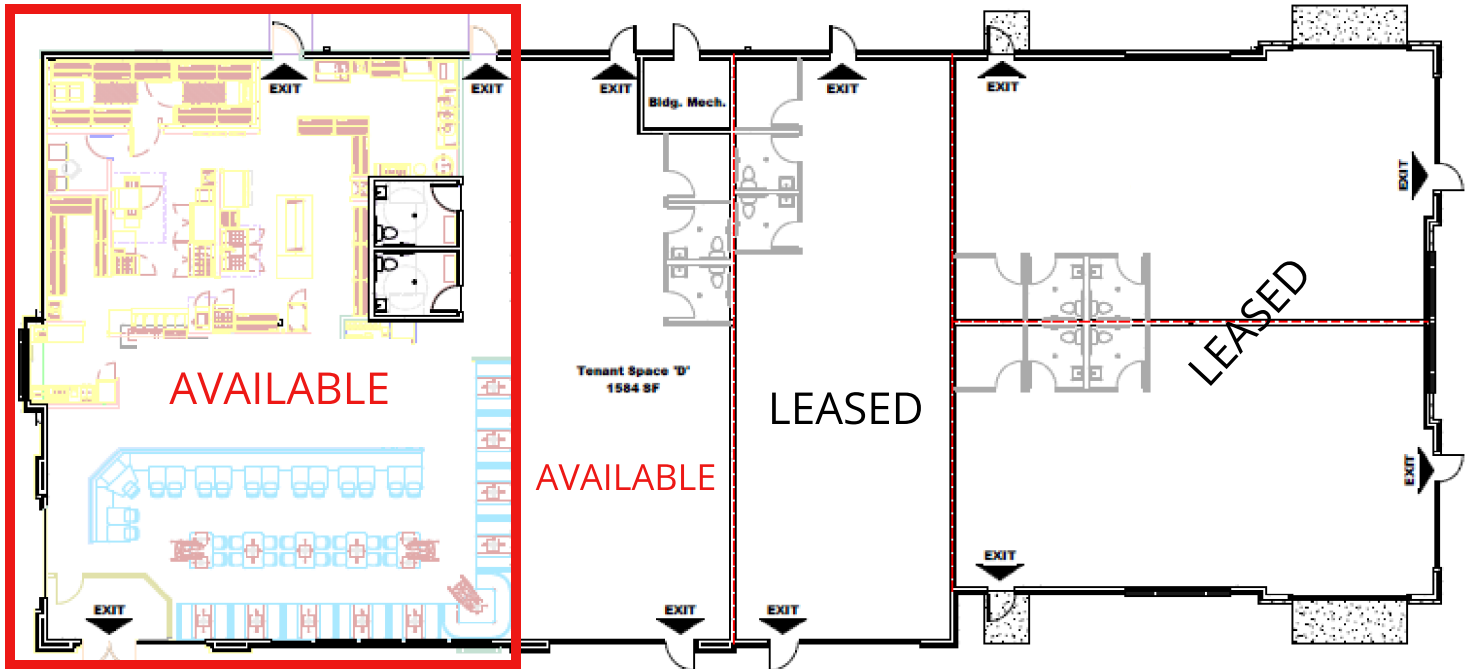


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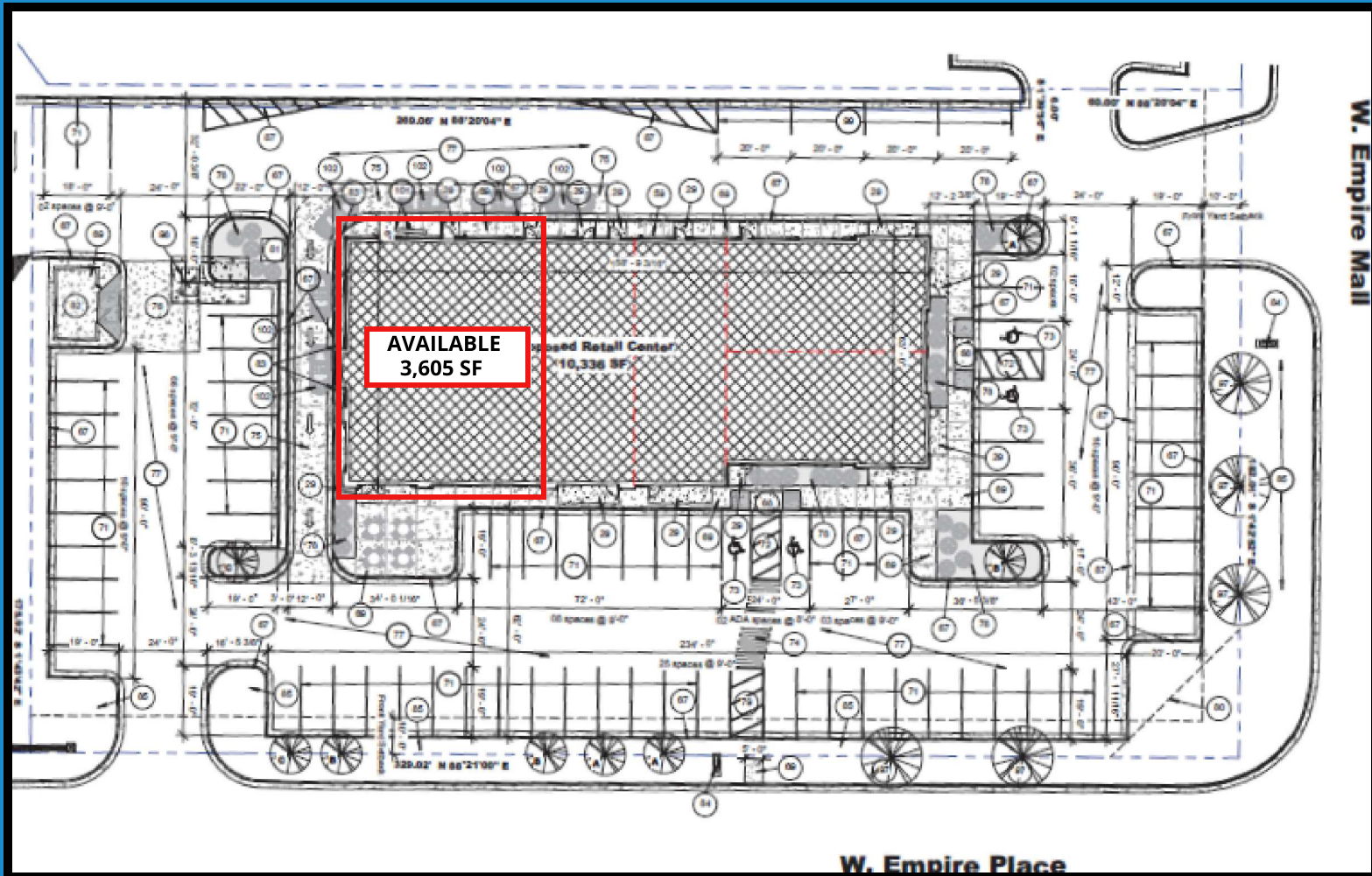


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- 29-Dining Chairs
- 14-Large Dining Tables
- 12-Small Dining Tables
- 4-Single Booth Seating
- 7-Double Booth Seating
- 1-Corner Booth Seating with Irregular Table
- 2-Wood Trash Enclosures
- 3-Wooden High-Chairs
- 2-Plastic Booster Seats
- Beverage-Air 2-Door Undercounter Refrigerator
- 9-Stainless Steel Worktables (Multiple Sizes)
- All Wire Shelving (wall sided, free standing, overhead)
- Cornelius Soda Fountain Dispenser with Ice Bin
- Cup & Lid Organizer
- Double Drink Dispenser
- 4-Stainless Steel Hand Sinks
- Nemco Food Warmer
- Delfield Hot Food Steam Table with Multiple Compartments
- Frymaster Single-Well Deep Fryer
- CaptiveAire Ventilation Hood (Small) – Type I
- 2-Delfield Prep Refrigerator with Top Lid
- Royalton Hot Holding Cabinet
- Kolpak Walk In Cooler/Freezer
- 2-Rolling Sheet Pan Racks (Tall)
- Frymaster Double Fryer
- CaptiveAire Ventilation Hood – Type II
- Manitowoc Commercial Ice Machine with Storage Bin
- Plastic Utensil Organizers
- Delfield Two-Door Commercial Refrigerator
- Broaster Ventless Fryer
- Hatco Warming Drawer
- Hatco Two-Tiered Heated Pass-Thru Shelf
- 2 TurboChef Conveyer Ovens
- Lincoln Conveyer Oven
- CaptiveAire Ventilation Hood (Large) – Type I
- Rolling Sheet Pan Rack with Stainless Steel Surface (Short)
- Stainless Steel Prep Table with Sink
- Corner Unit Commercial Dishwasher
- Three Compartment Sink
- Commercial Mop Buckets
- Large Black Utility Bin on Wheels
- Beverage Dispensing System
- Front Counter Island
- Interior Menuboards
- Cabinets with Countertops
- Condiment Counter
- Exterior Menuboard
- Drive Thru Window
- Office Furniture
- Depository Safe

This equipment list is provided for general reference only and may not represent a complete or exact inventory. No warranties or guarantees are made regarding accuracy, condition, or suitability of any item. Prospective buyers or tenants are encouraged to verify all equipment independently to their own satisfaction.

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