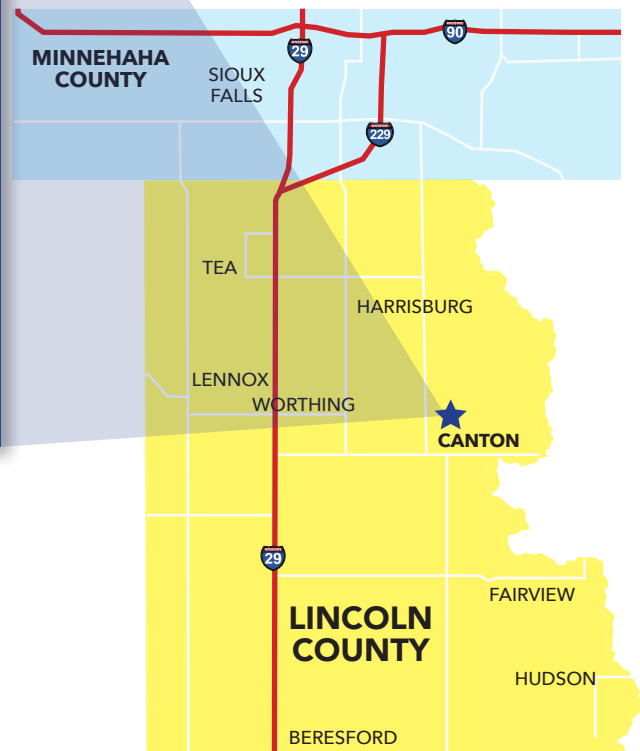
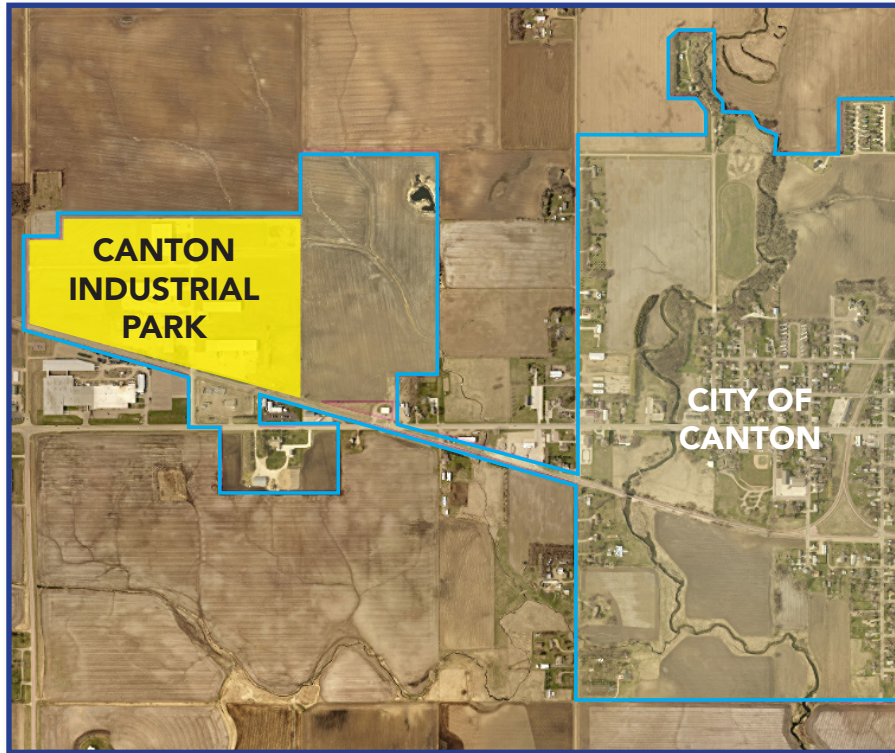


INDUSTRIAL LAND FOR SALE

CANTON INDUSTRIAL PARK

Canton, South Dakota



PROPERTY FEATURES:

- Located west of Canton, along US Highway 18
- 9 Miles from I-29 Exit 62, 17 Miles from Sioux Falls
- South Dakota Certified Ready Site*
- Up to 27 acres available
- \$1.25 per square foot
- All utilities to site
- Water and Wastewater provider: City of Canton
- Electricity Providers: Xcel Energy and Southeastern Electric Cooperative
- Telecom Provider: SDN Communications
- Natural Gas Provider: MidAmerican Energy

200 N Phillips Ave Suite 101,
Sioux Falls, SD 57104

605.339.0103

nickf@siouxfalls.com

siouxfallsdevelopment.com/MCEDA.cfm

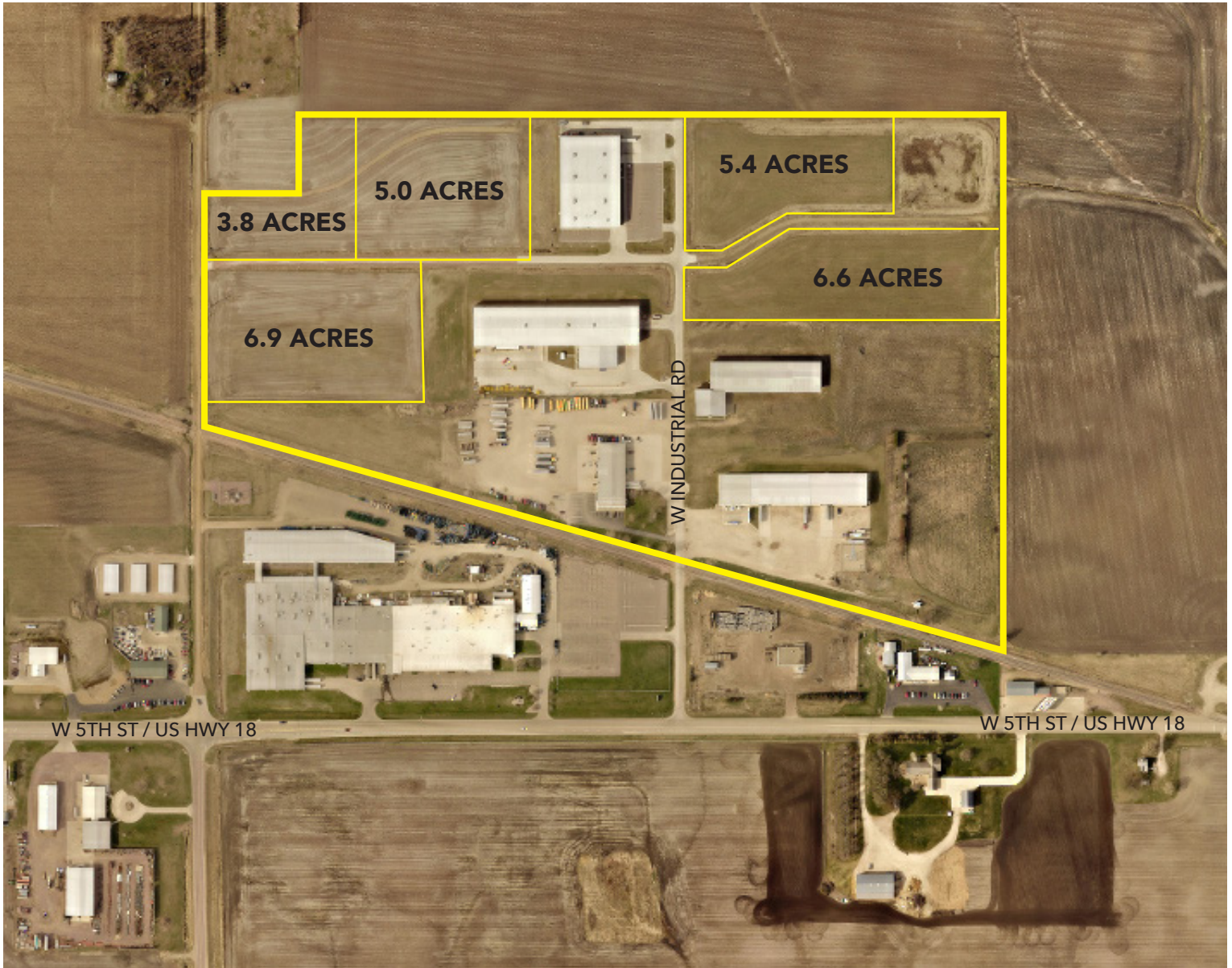
* South Dakota's Certified Ready Site Program offers expanding business prequalified sites that are ready for development. A South Dakota Certified Ready Site mitigates the risks associated with development by providing detailed information about the site including price and availability, utilities, access, and environmental concerns. Sites must obtain recertification regularly to ensure accurate, reliable data.



INDUSTRIAL LAND FOR SALE

CANTON INDUSTRIAL PARK

Canton, South Dakota



INCENTIVES:

- 5-year property tax abatement (20 / 40 / 60 / 80 / 100) on new construction
- Local sales tax rebate program

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