



**Davison County Commercial Real Estate
"Online Only Auction" —2 Parcels
Online Soft Closes Monday
November 24, 2025 @ 1:00 PM
Property Location:**

West Ash Ave. Mitchell, SD 57301 West of Pepsi

Lot 1: Commercial Lot 122.36' x 310.30' 0.952 Acres

Legal Description: Tract 1 in Lot 1-A, Block C of Westview Addition in the SE 1/4 of Section 20, T103N, R60W of the 5th PM, City of Mitchell, Davison County, South Dakota

2025 Taxes: \$2,116.38/year estimated

Physical Address: This property is located just West of the Pepsi plant. Turn West onto West Ash Ave. by Graphic Packaging on the by-pass and follow the road past Pepsi. This Tract is the far West tract on the south side of the road.

Description: This is a bare commercial lot that has curb & gutter, water and sewer near by and an electric transformer by the property. This parcel is zoned Commercial TWC. Good access right off the Hwy 37 By-Pass on the west side of Mitchell.

Lot 2: Commercial Lot 122.37' x 312.98' 0.96 Acres

Legal Description: Tract 2 in Lot 1-A, Block C of Westview Addition in the SE 1/4 of Section 20, T103N, R60W of the 5th PM, City of Mitchell, Davison County, South Dakota

2025 Taxes: \$2,132.69/year estimated

Physical Address: This property is located just West of the Pepsi plant. Turn West onto West Ash Ave. by Graphic Packaging on the by-pass and follow the road past Pepsi. This Tract is the 2nd from the West tract on the south side of the road.

Description: This is a bare commercial lot that has curb & gutter, water and sewer near by and an electric transformer by the property. This parcel is zoned Commercial TWC. Good access right off the Hwy 37 By-Pass on the west side of Mitchell.

For more information on this property go to www.deanedwardsauction.com

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