

# FOR SALE

1440 LUNA AV | RAPID CITY SD 57701

## PROPERTY SUMMARY

**LIST PRICE:** \$475,000

**PRICE PER SQ. FT.:** \$3.70

**AVAILABLE SF:** 128,502

**LOT SIZE:** 2.95

**ZONING:** General Commercial

## CROSS STREETS:

High traffic, high visibility commercial lot located between Sam's Club and Walmart and just South of Interstate 90 and the Rushmore Crossing Shopping Center! Pizza Ranch to the North and a new Staybridge Suites to the South. With this extensive exposure, this grade-ready, build-ready site is perfect for your retail or office exposure. At \$3.70 per square foot, this lot is priced well below the active and recently sold lots in the area. The seller would also consider a ground lease as well as a build-to-suit with leaseback. An additional 3.50-acre lot to the South is also for sale.



### RANDY OLIVIER, CCIM

Broker

(605) 430-6246 (Mobile) | (605) 343-7653 (Office)  
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### RE/MAX ADVANTAGE

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