

SPACE FOR LEASE

601 WEST BOULEVARD



OFFERING SUMMARY

AVAILABLE SF:	110 ~ 608 SF
BUILDING SF:	8,011 SF
ZONING:	Office Commercial District
TRAFFIC COUNT:	28,417 vehicles per day
LOT SIZE:	0.45 Acres
YEAR BUILT:	1986

PROPERTY OVERVIEW

HUGE PRICE REDUCTION! Don't miss this opportunity to lease a high-quality office space located at the highly visible intersection of St. Joseph Street and West Boulevard. With excellent traffic exposure and flexible layout options, this property can accommodate anything from a single private office to a small suite or the entire main floor.

The building offers generously sized offices, a shared conference room, and large windows throughout that fill the space with natural light.

Thoughtful details such as custom cherry wood built-ins add a professional touch, while a walk-in stainless-steel vault provides secure storage. Multiple entrances allow convenient access to all three floors.

Tenants also have access to a shared waiting area, conference room, and ample off street parking. With strong signage visibility at one of Rapid City's busiest intersections, this space offers both functionality and room for growth. Contact us today for more information or to schedule a private showing: 605-484-5802

AVAILABLE SPACES:

Suite	Square Feet	Price Per Month
Suite 6	~ 293	\$800
Suite 7	~ 205	\$1,100
Suite 8	~ 110	\$300

KW COMMERCIAL | BLACK HILLS

2401 W. Main
Rapid City, SD 57702

HALEY MOLINE SOMMER

Agent
O: (605) 484-5802
C: (605) 484-5802
h.moline@kw.com
South Dakota

FLOOR PLANS

601 WEST BOULEVARD



Main Level



Garden Level



KW COMMERCIAL | BLACK HILLS
2401 W. Main
Rapid City, SD 57702

HALEY MOLINE SOMMER
Agent
O: (605) 484-5802
C: (605) 484-5802
h.moline@kw.com
South Dakota

Each Office Independently Owned and Operated

PROPERTY PHOTOS

601 WEST BOULEVARD



KW COMMERCIAL | BLACK HILLS

2401 W. Main
Rapid City, SD 57702

HALEY MOLINE SOMMER

Agent

O: (605) 484-5802

C: (605) 484-5802

h.moline@kw.com

South Dakota

Each Office Independently Owned and Operated

PROPERTY PHOTOS

601 WEST BOULEVARD



KW COMMERCIAL | BLACK HILLS

2401 W. Main
Rapid City, SD 57702

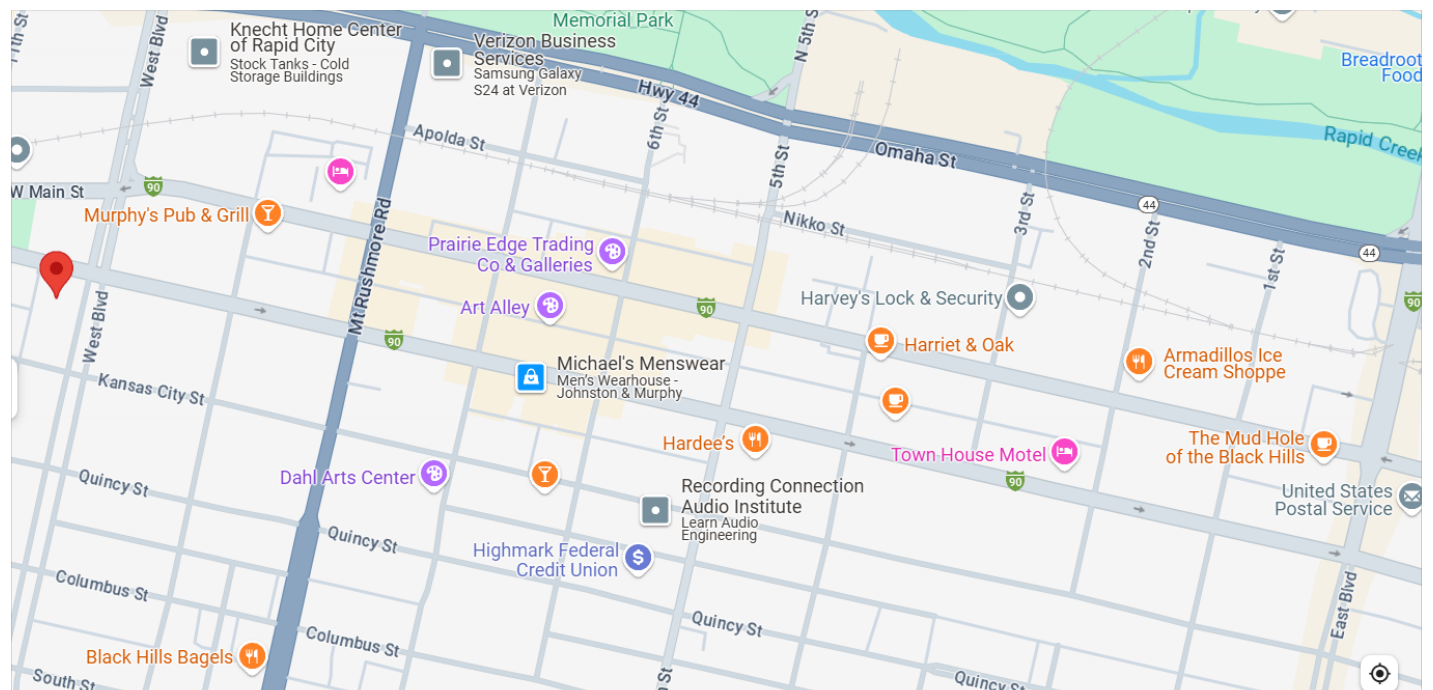
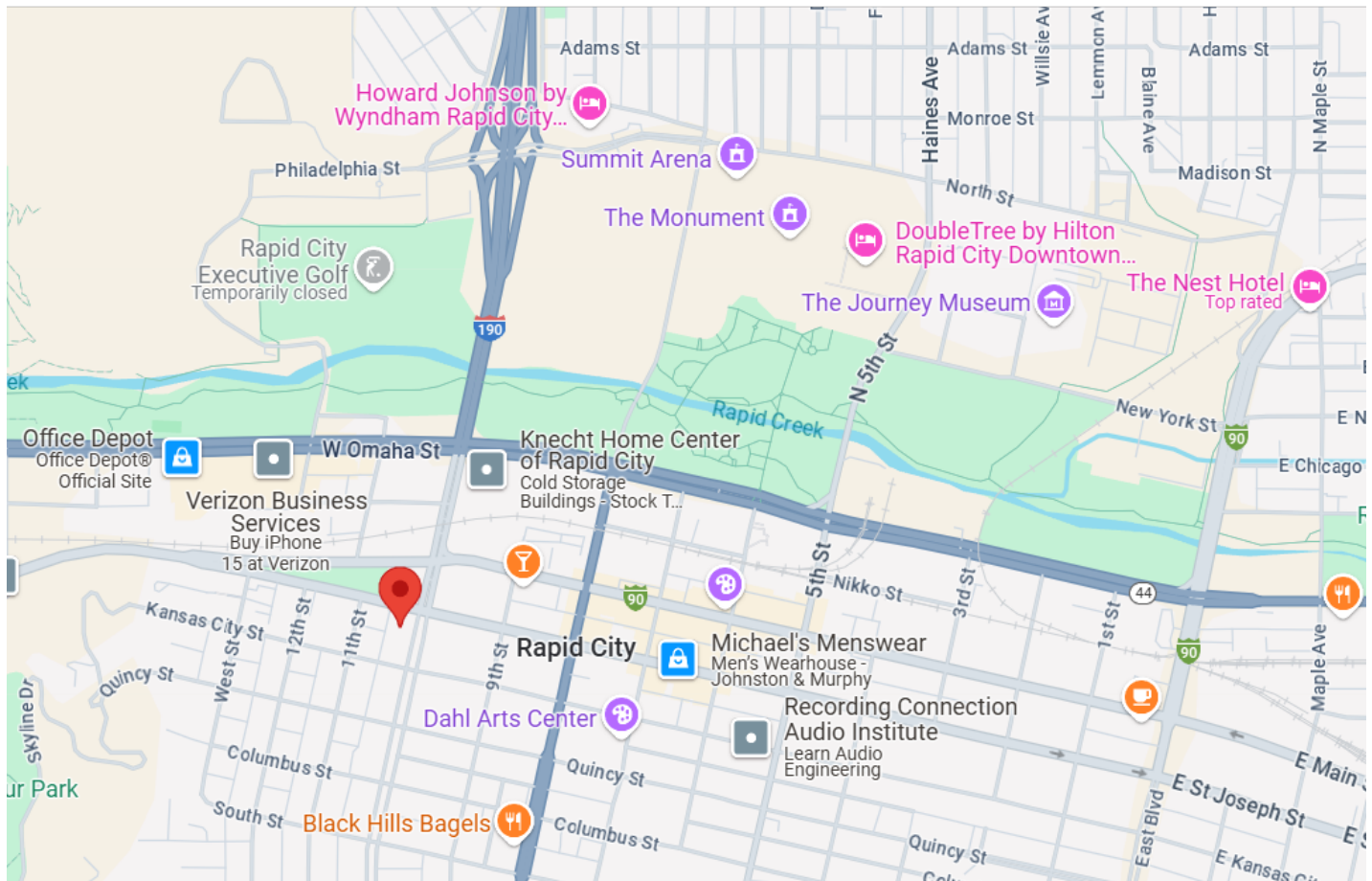
HALEY MOLINE SOMMER

Agent
O: (605) 484-5802
C: (605) 484-5802
h.moline@kw.com
South Dakota

Each Office Independently Owned and Operated

BUSINESS MAP

601 WEST BOULEVARD



KW COMMERCIAL | BLACK HILLS

2401 W. Main
Rapid City, SD 57702

HALEY MOLINE SOMMER

Agent
O: (605) 484-5802
C: (605) 484-5802
h.moline@kw.com
South Dakota

Each Office Independently Owned and Operated