

1331 E NORTH STREET

RAPID CITY, SOUTH DAKOTA

RETAIL / RESTAURANT PROPERTY FOR SALE

\$3,100,000

NORTHSTAR

COMMERCIAL



+/-6,003 SF

BUILDING

1.44 AC

SITE

GC

ZONING

2009

YEAR BUILT

INVESTMENT HIGHLIGHTS

- Established East North Street commercial location with convenient citywide access
- Freestanding restaurant/retail building on a generously sized commercial parcel
- General Commercial zoning supports a broad range of potential uses, subject to approval
- Ample site area for customer parking, circulation and operational needs
- Attractive opportunity for an owner-user, operator or value-add investor
- Comprehensive inventory of furniture, fixtures, and equipment (FF&E)
- The property is being offered below its current appraised value.

PROPERTY SUMMARY

Address	1331 E North St
Property Type	Retail / Restaurant
Parcel	Huffman Subd., Lot 2B
APN	21-32-302-015
County	Pennington County
Offering	Real estate for sale

FLEXIBLE COMMERCIAL OPPORTUNITY

Positioned for continued restaurant use or potential repositioning for other retail or service concepts.

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Information has been obtained from sources believed reliable but is not guaranteed. Buyers should independently verify all property details, zoning, permitted uses, measurements, taxes, condition and inclusion any furniture, fixtures, equipment or business assets.

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