

LUNA AVENUE COMMERCIAL LAND

1424 LUNA AVENUE
RAPID CITY, SD 57701

FOR SALE \$699,000



3.50 ACRES | GENERAL COMMERCIAL | RUSHMORE CROSSING
RETAIL CORRIDOR

EXCLUSIVELY LISTED BY:

Chris Long, SIOR, CCIM
Commercial Broker
605.939.4489
chris@rapidcitycommercial.com



KW Commercial
2401 W Main St, Rapid City, SD 57702
605.335.8100
www.RapidCityCommercial.com
Keller Williams Realty Black Hills

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PROPERTY DETAILS

LAND OVERVIEW

3.50-acre General Commercial development site on Luna Ave within Rapid City's Rushmore Crossing commercial district. The property is suited for retail, restaurant, hospitality, office, or service development and sits among established shopping, dining, lodging, and service uses.

The site has paved frontage along Luna Ave, with City water and sewer at the site and electric extended to the lot.

Nearby commercial anchors include Sam's Club, Walmart, Rushmore Crossing, and the new Luna Landing retail center, with convenient connections to Eglin St, E Anamosa St, N Lacrosse St, E North St, and I-90.

SITE INFORMATION	
Land Size	3.50 Acres
Zoning	General Commercial
Topography	Level to sloping
Frontage	Luna Ave
TRANSACTION DETAILS	
Asking Price	\$699,000
Price/SF	\$4.58
Tax ID	68668
Taxes (2025)	\$8,693
Legal Description	Rushmore Center, Lot 3B of Tract C
UTILITIES	
Water & Sewer	Rapid City
Electric	Black Hills Energy
Gas	Montana-Dakota Utilities



Disclaimer: The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

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AERIAL



STATISTICS

WELCOME TO SOUTH DAKOTA AND THE BLACK HILLS!

The Mount Rushmore State of South Dakota has carved a solid reputation for business friendliness. It is consistently ranked in the top five states for setting up and conducting business. Small and big companies alike are discovering South Dakota's central location and progressive business climate.

The Black Hills boasts the country's most recognized national monument - Mount Rushmore - bringing millions of tourists from all over the world to Western South Dakota every year. For the past 10 years, South Dakota tourism has posted an increase in visitation, visitor spending and overall impact on the state's economy with 14.9 million visitors to South Dakota, \$5.09 billion in visitor spending, and 58,824 jobs sustained by the tourism industry.

BUSINESS FRIENDLY TAXES

- NO** corporate income tax
- NO** franchise or capital stock tax
- NO** personal property or inventory tax
- NO** personal income tax
- NO** estate and inheritance tax



REGIONAL STATISTICS

Rapid City Metro Population	156,934
Rapid City Population Growth	1.83% YoY
Rapid City Unemployment Rate	1.8%
Household Median Income	\$70,870

SD TOURISM 2024 STATISTICS

Room Nights	5.2 M Booked
Park Visits	8.7 M Visitors
Total Visitation	14.9 M Visitors
State & Local Tax Revenue	\$398.7 M

RAPID CITY

- #1** AreaDevelopment—Leading Metro in the Plains
- #10** CNN Travel—Best American Towns to Visit

- #1** US Census—Fastest-Growing City in Midwest
- #17** Milken Institute—Best-Performing Small City

- #4** Realtor.com—Emerging Housing Markets
- #33** WalletHub—Happiest Cities in America

SOUTH DAKOTA

- #1** Business Tax Climate Index
- #2** States with Best Infrastructure
- #3** Business Friendliness

- #1** Most Stable Housing Markets
- #3** Best States for Business Costs
- #4** Forbes Best States for Starting a Business

- #2** Fastest Job Growth
- #3** Long-Term State Fiscal Stability
- #5** Best States to Move To

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All data and assumptions regarding financial performance, including that used for financial modeling purposes, may differ from actual data or performance. Any estimates of market rents and/or projected rents that may be provided to a party do not necessarily mean that rents can be established at or increased to that level. Parties must evaluate any applicable contractual and governmental limitations as well as market conditions, vacancy factors and other issues in order to determine rents for or from the property. Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants, and governmental agencies. All properties and services are marketed by KW Commercial in compliance with all applicable fair housing and equal opportunity laws.

