



809 Deadwood Avenue, Suite 2 | Rapid City, SD 57702

Exclusively listed by: **Shannon Brinker** | Commercial Broker | 605.415.7222 | shannon@truenorthassetgroup.com

Property Overview

- 8,800 SF of office space easily accessible from Deadwood Ave off Plant St, next door to the space occupied by Vast Broadband
- Was previously a call center, with large open floor plan, private offices, conference rooms, men's & women's restrooms, and break room
- Private offices have windows with views of the hills, open area has skylights to bring in natural light throughout
- Zoned General Commercial

Pricing

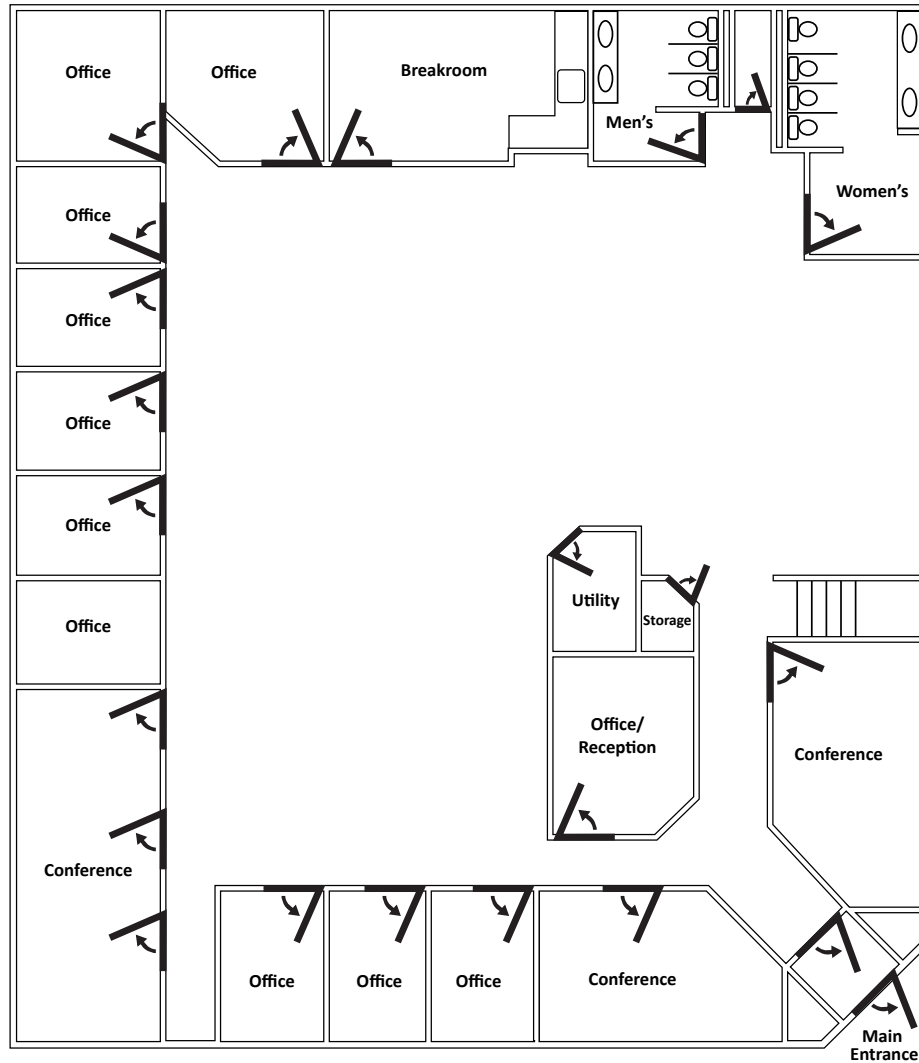
Total SF: 8,800Sf *(Square footage from county equalization data. Tenant to verify.)

\$17.95/SF gross lease, approx. \$13,163 per month

Landlord pays all real estate taxes, building insurance, utilities, and ALL maintenance including landscape & interior maintenance, cleaning, and cleaning supplies

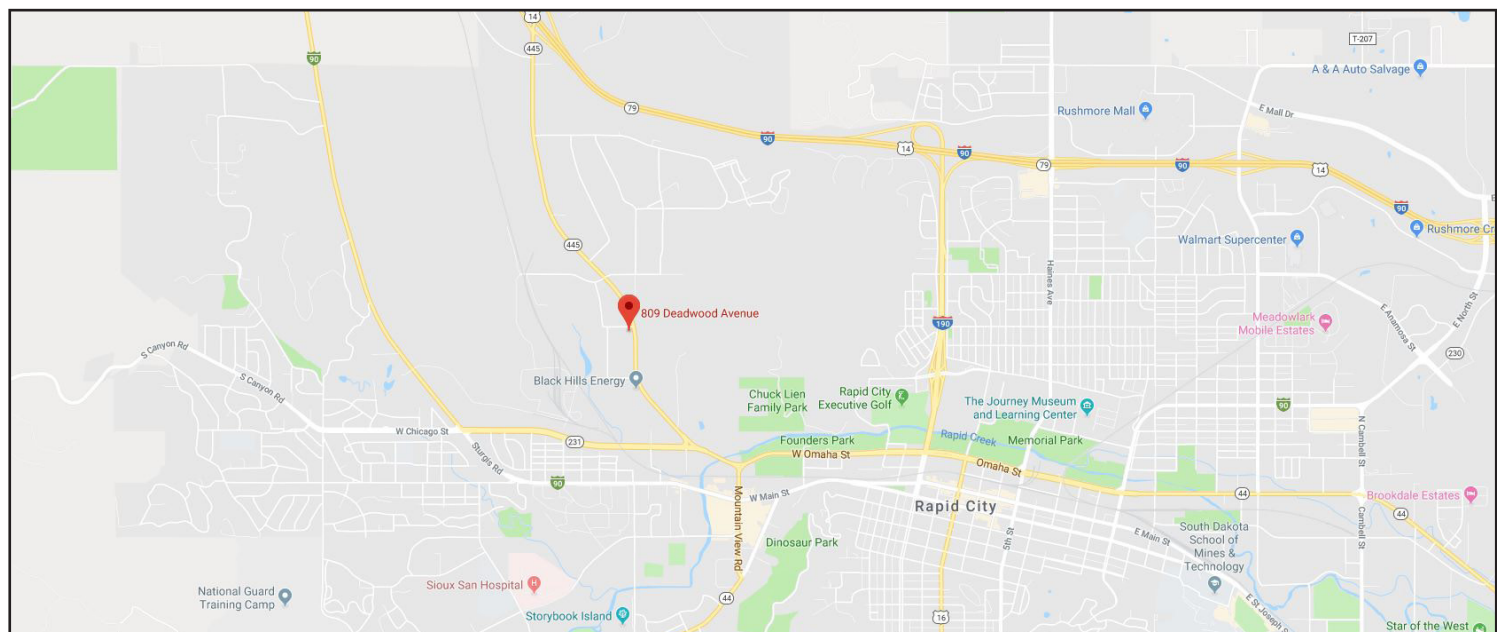
Keller Williams Realty Black Hills | 2401 W Main Street Rapid City, SD 57702 | (605) 343-7500 | www.truenorthassetgroup.com

We have obtained the above information from sources we deem reliable. However, we have not verified its accuracy and make no guarantee or warranty. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All information should be verified prior to purchase or lease.



Keller Williams Realty Black Hills | 2401 W Main Street Rapid City, SD 57702 | (605) 343-7500 | www.truenorthassetgroup.com

We have obtained the above information from sources we deem reliable. However, we have not verified its accuracy and make no guarantee or warranty. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All information should be verified prior to purchase or lease.



Keller Williams Realty Black Hills | 2401 W Main Street Rapid City, SD 57702 | (605) 343-7500 | www.truenorthassetgroup.com

We have obtained the above information from sources we deem reliable. However, we have not verified its accuracy and make no guarantee or warranty. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. All information should be verified prior to purchase or lease.