



Each office independently owned and operated

FOR LEASE | LAND

2015 HOPE CT

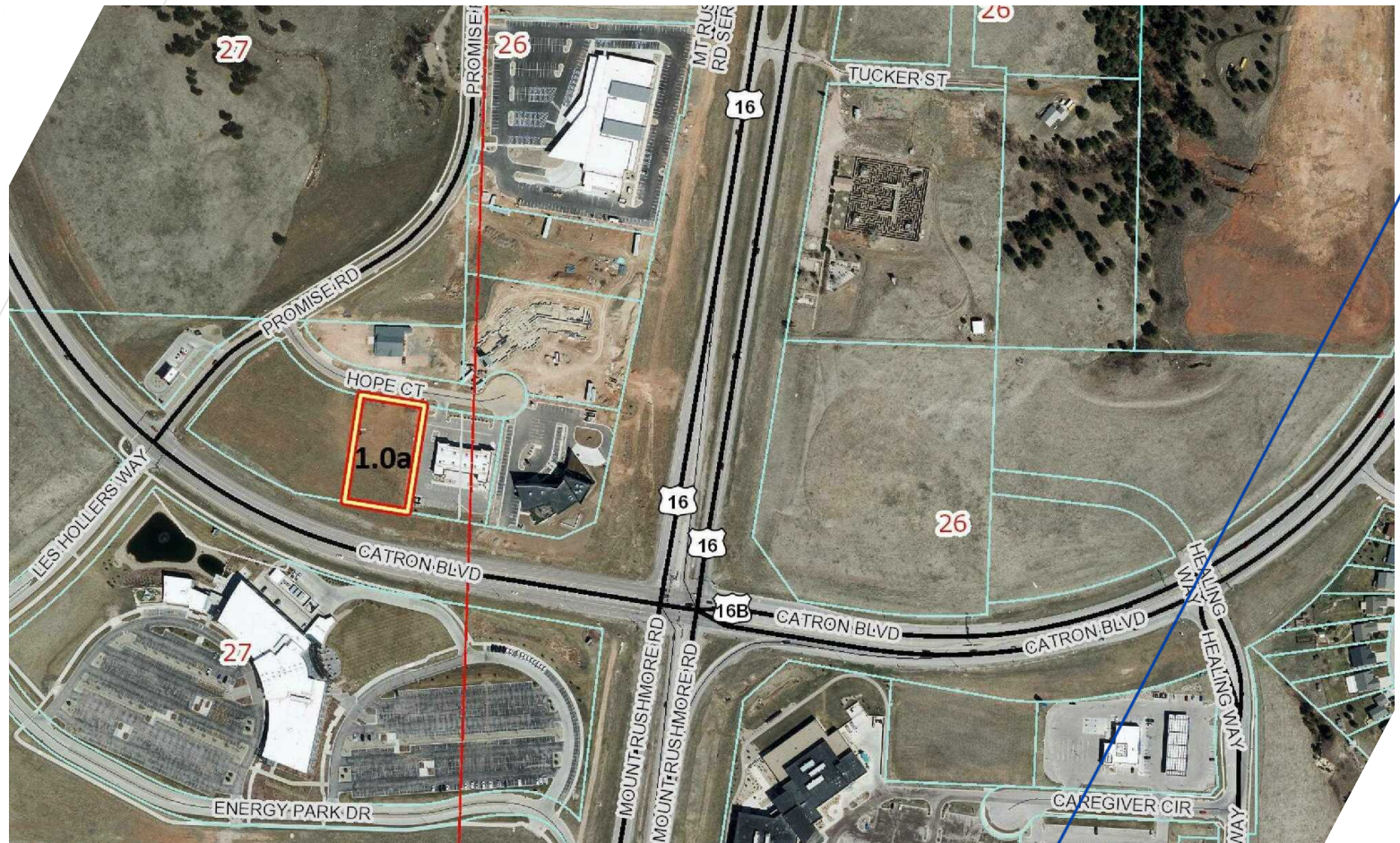
2015 HOPE CT, RAPID CITY, SD 57702

RE/MAX ADVANTAGE

1331 W. Omaha St. | Ste 200

Rapid City, SD 57701

605.343.7653



FOR MORE
INFORMATION
CONTACT:

RANDY OLIVIER, CCIM

Commercial Broker

605.430.6246

randyolivier@remax.net

SD #15377

2015 HOPE CT

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PROPERTY DESCRIPTION

Incredible opportunity to lease a one-acre commercial lot just off of the Mt Rushmore / Catron intersection. Great access with high visibility and high exposure. First class, a new subdivision within the medical and power corridor. The flat, grade-ready, interior lot has Catron frontage. A build-to-suit option could be available. Great spot for food, retail, office, or a mix of the use! We have different national franchises that would consider a shared strip space! Current neighbors include Black Hills Energy Corporate HQ, Security First Bank's beautiful modern glassed bank, Monument Health Orthopedics, Holiday Inn Express & Suites, and hundreds of new apartments.

PROPERTY HIGHLIGHTS

- Renewable options after initial lease
- Build to suit lease option



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OFFERING SUMMARY

Lease Rate:	\$1.50 SF/yr (Ground)
Available SF:	1 Acres
Lot Size:	1 Acres

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	851	7,499	22,990
Total Population	2,124	17,940	54,046
Average HH Income	\$117,555	\$101,630	\$78,653

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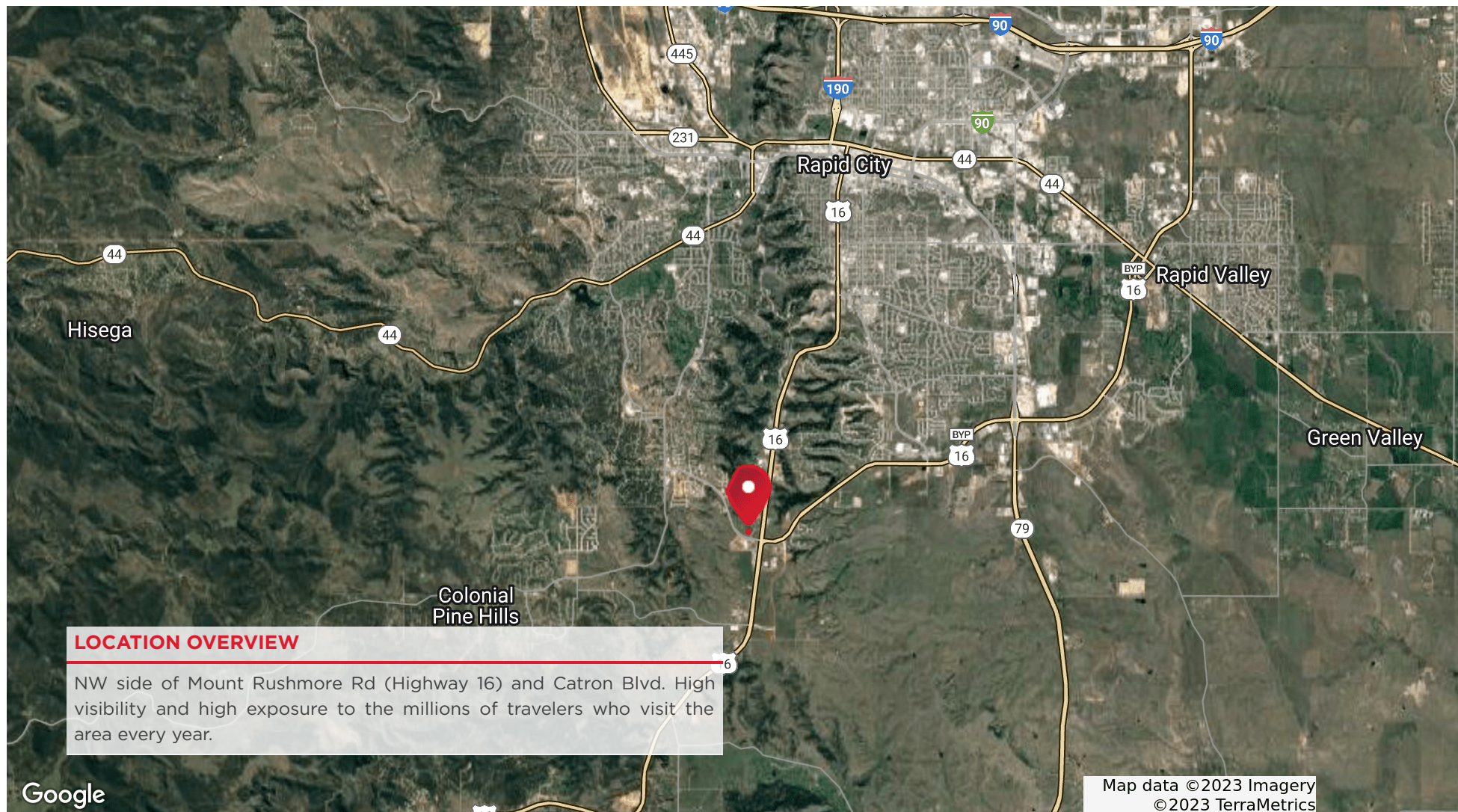
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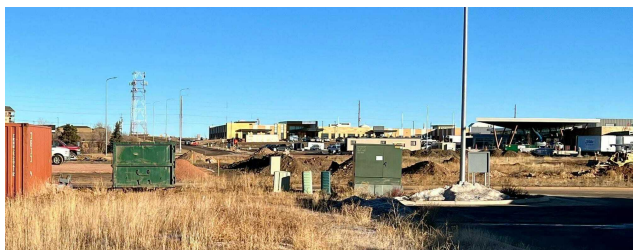
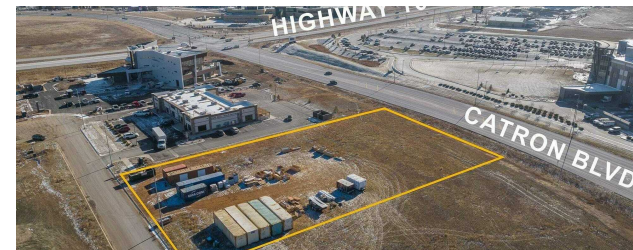
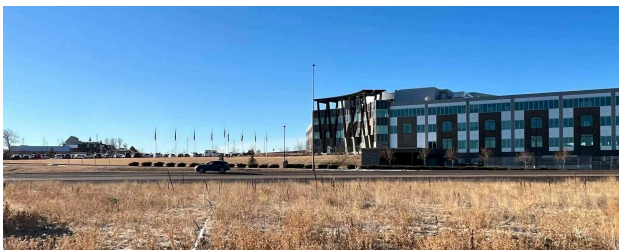
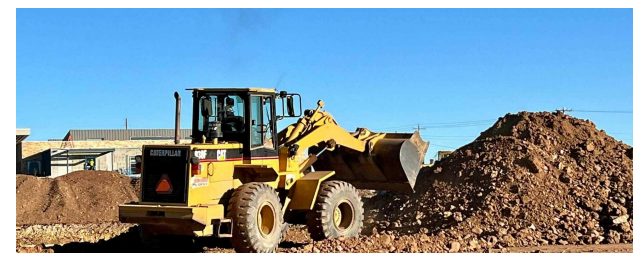
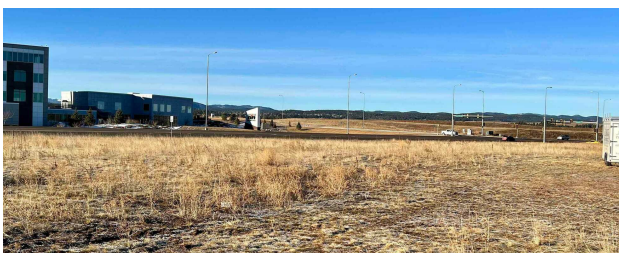
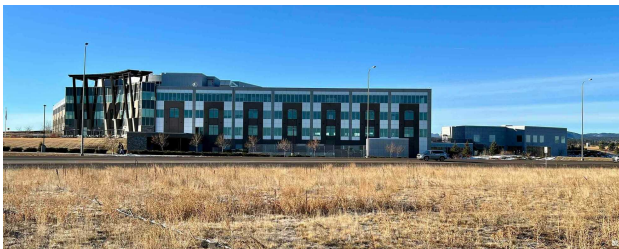
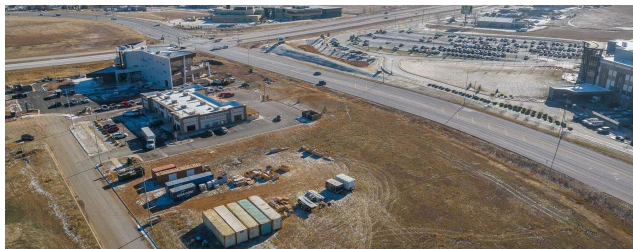
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ADDITIONAL PHOTOS



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All information contained herein is deemed reliable but not guaranteed. Each office independently owned and operated

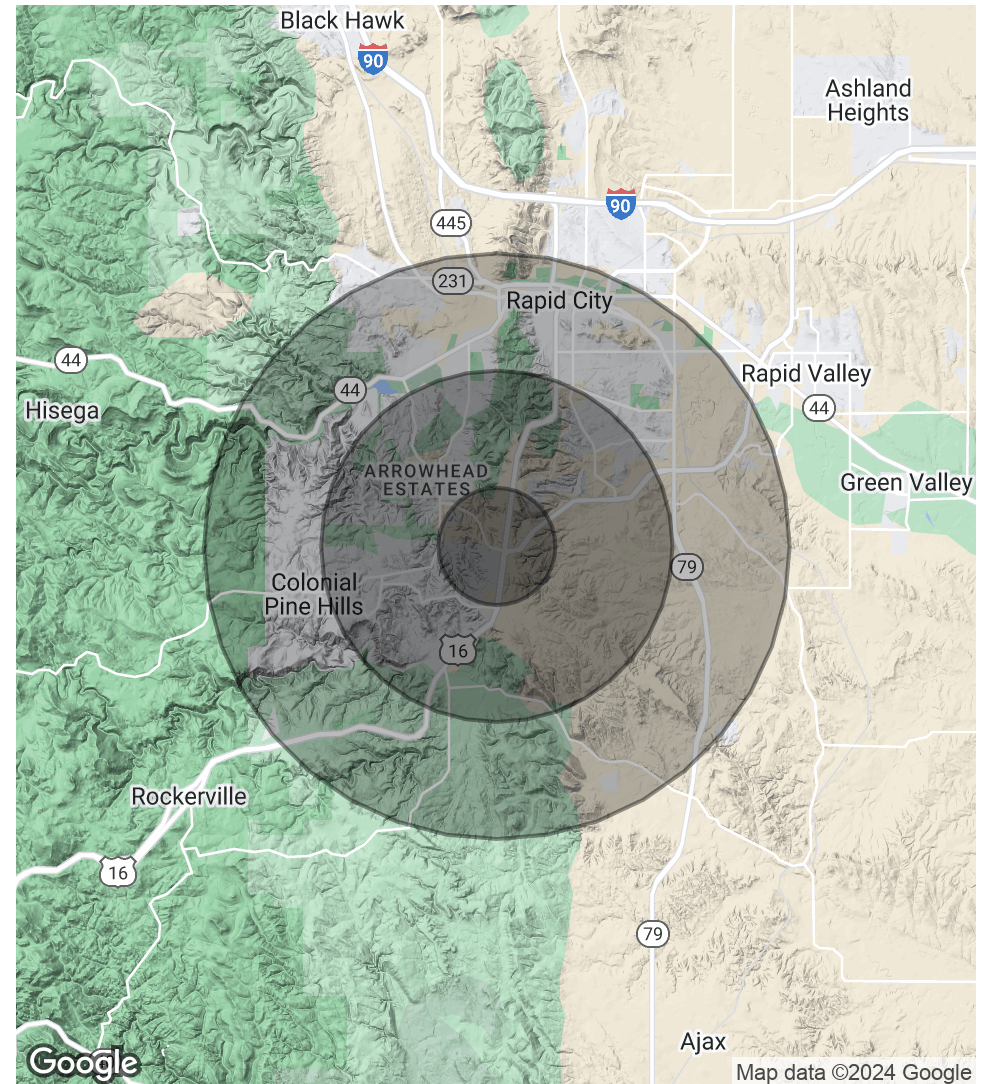
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	2,124	17,940	54,046
Average Age	39.3	42.4	39.7
Average Age (Male)	39.2	43.0	39.0
Average Age (Female)	39.0	42.0	40.9

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	851	7,499	22,990
# of Persons per HH	2.5	2.4	2.4
Average HH Income	\$117,555	\$101,630	\$78,653
Average House Value	\$360,590	\$304,989	\$226,856

* Demographic data derived from 2020 ACS - US Census



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