



# TURN-KEY PROFESSIONAL OFFICE

4624 CREEK DRIVE, SUITE 5  
RAPID CITY, SD 57703

**FOR LEASE \$12.00/SF/YR NNN**



## PROPERTY HIGHLIGHTS

- ▶ Fully finished professional office, ideal for customer service.
- ▶ Office suite includes 8 offices, a conference room, and large classroom/training lab
- ▶ Also equipped with receptionist desk, kitchenette/ break room, M/W restrooms, and plenty of storage space
- ▶ Ample employee and client parking
- ▶ Frontage along Catron Blvd, highlighted by signage positioned at the corner of the lot
- ▶ Neighbors the Zyrmoocracy Beer Company
- ▶ Professional property management

## LEASE INFORMATION

SUITE	# 5
SQFT	2,500 SF
BASE RENT	\$12.00/SF/YR
NNN	\$3.50/SF/YR
MONTHLY RENT	\$3,229.17



**FOR LEASE - 2,500 SQFT**

**KW Commercial**  
*Your Property—Our Priority<sup>SM</sup>*  
 2401 West Main Street, Rapid City, SD 57702  
 605.335.8100 | [www.RapidCityCommercial.com](http://www.RapidCityCommercial.com)  
 Keller Williams Realty Black Hills

**EXCLUSIVELY LISTED BY:**

**Gina Plooster**  
 Leasing Agent  
 605.519.0749  
[gina@rapidcitycommercial.com](mailto:gina@rapidcitycommercial.com)

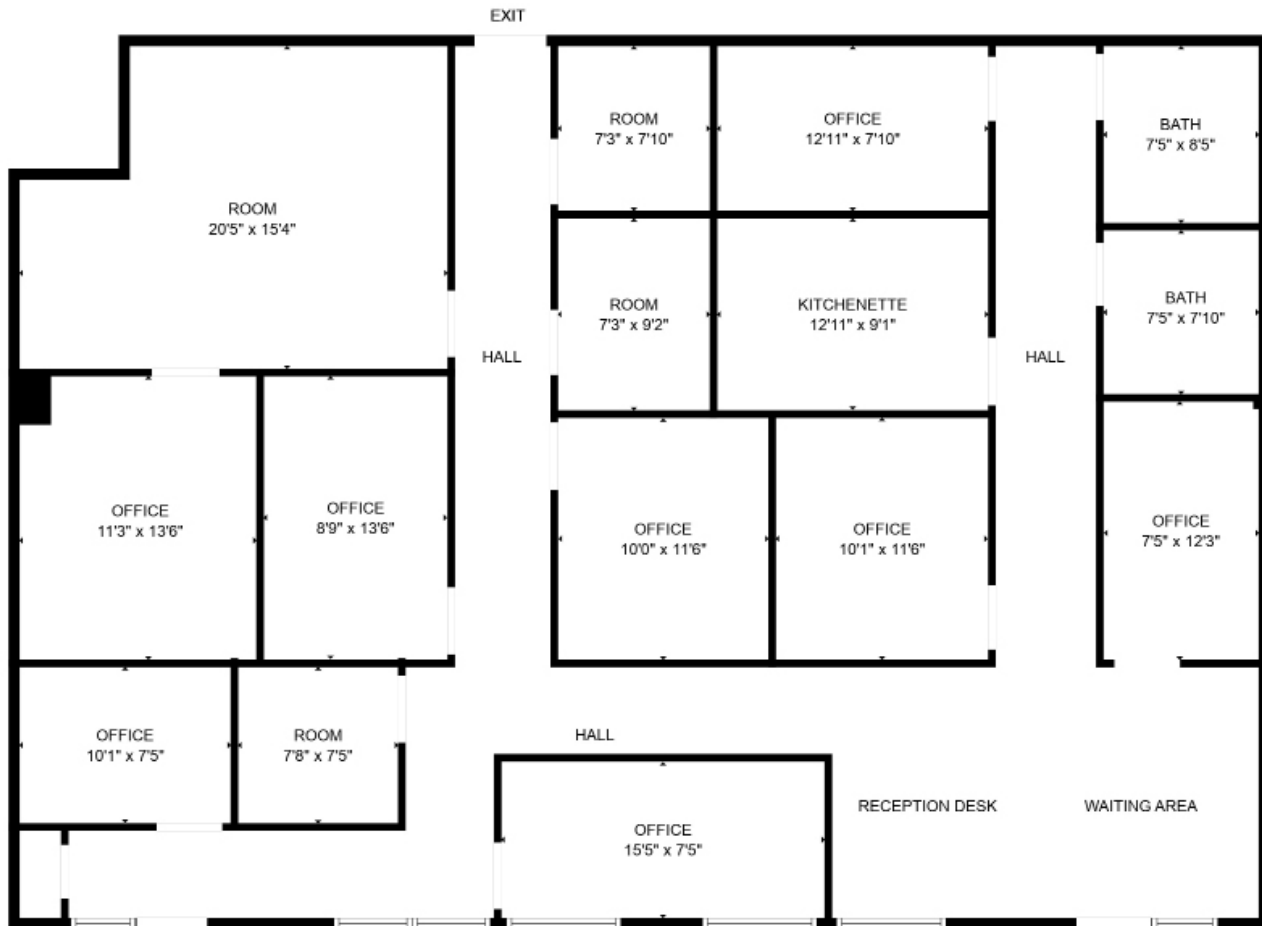
**Chris Long**  
 Commercial Broker  
 605.939.4489  
[chris@rapidcitycommercial.com](mailto:chris@rapidcitycommercial.com)

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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**FLOOR PLAN**



Secondary Entrance  
"Suite #4"

Primary Entrance  
"Suite #5"

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**SUITE PHOTOS**



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Any party contemplating or under contract or in escrow for a transaction is urged to verify all information and to conduct their own inspections and investigations including through appropriate third-party independent professionals selected by such party. All financial data should be verified by the party including by obtaining and reading applicable documents and reports and consulting appropriate independent professionals. KW Commercial makes no warranties and/or representations regarding the veracity, completeness, or relevance of any financial data or assumptions. KW Commercial does not serve as a financial advisor to any party regarding any proposed transaction.

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RAPID CITY, SD 57702

*PRESENTED BY:*

**Chris Long**

*SIOR, CCIM, Commercial Broker*

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C: (605) 939-4489

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