

1625 Cambell Street, Rapid City, SD 57701

RETAIL FOR LEASE

4,540 SF Retail w/ Warehouse, frontage on Cambell St



Updated August 2021

Showroom • 5 Bays • Floor Drain • Modern Finishes

Highlights

- Middle retail showroom with 5 auto bays between Black Hills Cultivation & Cars 'R Us. Available 11/1/2021. Current tenant Mobil FX relocating.
- Retail area has showroom, customer service desk, restroom and office. 27' x 34' stockroom with 12' ceiling on the 2nd level. 12' x 8' overhead door and floor drain in the showroom area, 600-amp power.
- Warehouse has floor drains in each bay, break room and employee-only restroom. Five 10' x 12' overhead doors and 13' ceiling height.
- High-traffic frontage on Cambell Street across from Family Fare and Taco John's, one block north of E St Patrick and Cambell (25,508 vehicles/day)

Leasing Information

Base Rent: \$10.25/SF/YR

NNN: \$3.50/SF/YR

TOTAL: \$13.75/SF/YR
\$5,202 per month

Includes utilities.

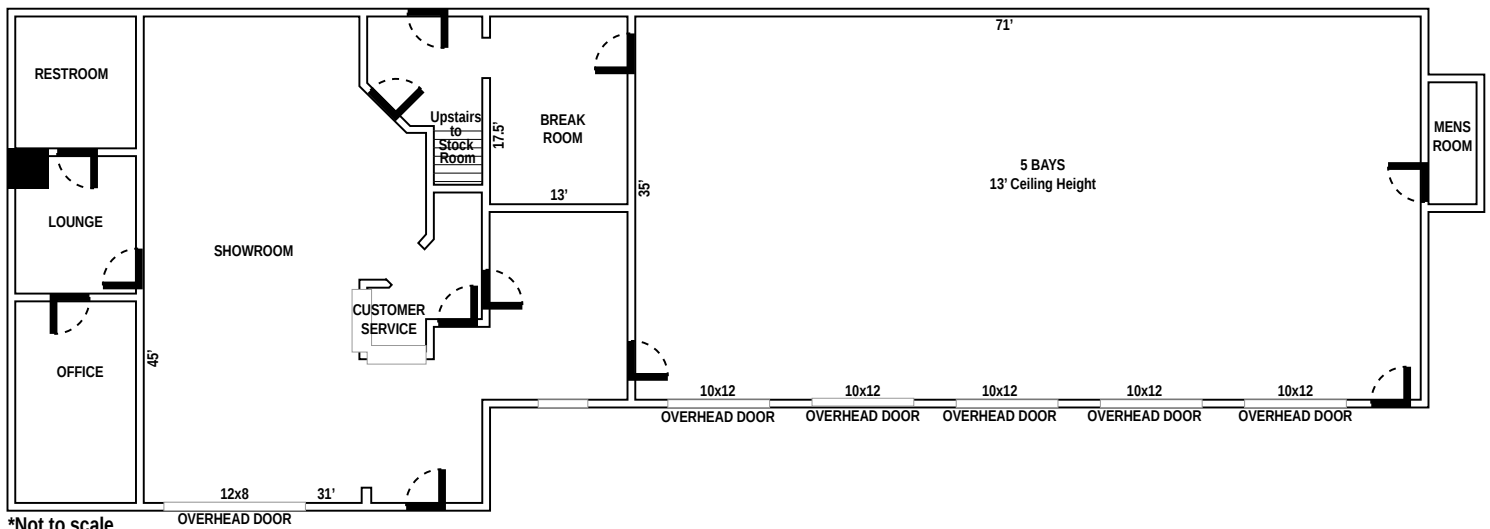


Exclusively listed by:
Chris Long, SIOR, CCIM
Commercial Broker
605.939.4489
chris@rapidcitycommercial.com

***Your Property...
Our PrioritySM***

FLOOR PLAN & LOCATION

1625 Cambell Street, Rapid City, SD 57701



*Not to scale



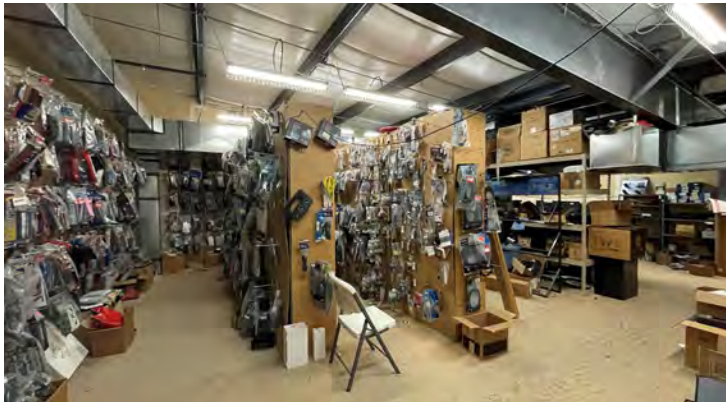
Your Property...Our PrioritySM

Keller Williams Realty Black Hills | 2401 West Main Street, Rapid City, SD 57702 | 605.343.7500 | www.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.

PHOTOS

1625 Cambell Street, Rapid City, SD 57701



Your Property...Our PrioritySM

Keller Williams Realty Black Hills | 2401 West Main Street, Rapid City, SD 57702 | 605.343.7500 | www.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.