Hunan Building

1720 Mt Rushmore Rd

Updated September 2017

Restaurant For Sale

$709,999

Exclusively Listed By:

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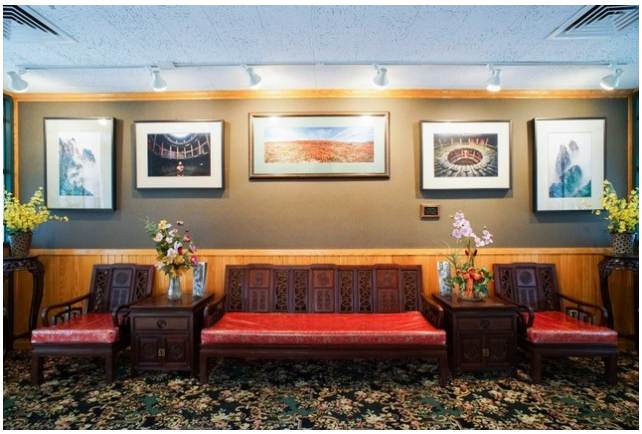
Overview:

Former location of Hunan Chinese Restaurant. This property is being sold as a complete "turn key" facility. The 3,863 sq ft restaurant is located on Mt Rushmore Rd across from Wilson Park and is zoned general commercial. The restaurant boasts a fully operational commercial kitchen with a 20' Hood with Ansul System. The building has a 102 person occupancy, generous parking, dining area seating, central buffet, a well appointed kitchen including large walk-thru cooler and walk-in freezer, a private office, and plenty of additional storage for your business needs. Included in the sale is a turn key equipment list. The restaurant is located on Mt Rushmore Rd, with a 2014 traffic count of 23,464 vehicles per day, considered the Gateway to the Black Hills with many attractions, including Mount Rushmore National Memorial, Crazy Horse Memorial, the Badlands National Park and Wind Cave National Park.



Highlights

- **3,863 Square Foot Restaurant**
- **Fully Operational Commercial Kitchen**
- **20’ Hood with Ansul System**
- **Spacious Dining Room—102 Capacity**
- **Central Buffet**
- **High Visibility on Mt Rushmore Rd**
- **23,464 Vehicle Traffic Count/Day (2014)**

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Property Information:

Tax Information

Tax ID #: 45077/45076

2016 Taxes Payable in 2017: $8,008.64

2017 Assessed Valuation: $455,300.00

Legal Description:

West Boulevard Addn, BLOCK 20, Lot 4-6

Flormann, BLOCK 26, Lot 17-18

Land: 0.46 acres

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Location:

Area Maps

* Red highlight indicates estimated lot lines but shall not be relied upon for exact lot dimensions

Street View

The City:

Rapid City, named for the limestone spring stream that passes through the city, was founded in 1876 by a group of disheartened prospectors who had come to the Black Hills in search of gold. John Brennan and Samuel Scott, along with a small party of men, laid out the site of the present-day Rapid City. They designated six blocks in the center of the site to be the business district and appointed committees to convince prospective merchants and their families to locate in the new settlement. Throughout the years, Rapid City has grown to be South Dakota's second largest city.

The economic base in Rapid City remains fundamentally the same as it was in the 1800's. Since its beginning, Rapid City has been a center for commerce, culture, transportation and education. Rapid City enjoys a diverse economy that includes agriculture, forestry, government, tourism, healthcare, manufacturing, and an extremely strong service sector. The city is also the tourist center of the Black Hills and the gateway to many attractions, including Mount Rushmore National Memorial, Crazy Horse Memorial, the Badlands National Park, and Wind Cave National Park.

Rapid City Rankings

- South Dakota named the #1 State for Business in 2013
- #9 Best Small City for Business & Careers
- #4 Best Places to Launch a Business
- Rapid City Public Library named USA Today Top 10
- And many more...

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The Area:

The Black Hills area is home to many tourist attractions, including Mount Rushmore, Custer State Park, Wind Cave National Park, Reptile Gardens, Badlands National Park, and the Black Hills themselves. **The area sees over 2.1 million visitors per year!**

Disclaimer: All 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 by purchaser prior to purchase or lease.