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L-2500427



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PROPERTY FOR SALE

821 East 7th Street | Platte, South Dakota

OFFERED AT
\$1,400,000

Highlights:

- Open concept, energy-efficient home on the edge of Platte with an adjoining motel
- Established, well-maintained business with stable repeat customers and excellent financials
- Destination location for tourists and sports enthusiasts



For additional information, please contact:

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Property Information

Property Description:

This single-level motel and residence, constructed in 1984, features high-efficiency windows and frame construction. The motel includes thirty rooms, offering single, double, triple, and King Suite accommodations. The total area of the motel is 11,000 square feet, while the house spans 2,760 square feet, and the garage measures 900 square feet.

The residence is connected to Dakota Country Inn and Suites, providing a smooth flow between the motel and home while maintaining distinct spaces. Enjoy the fenced-in front yard as you wait for your guests to arrive. The property is conveniently located near restaurants, local businesses, and medical facilities. Additionally, children can easily walk to top-quality K-12 schools.

Price: \$1,400,000 **Annual Taxes:** \$7,818.36

Size: 1.38± acres

Motel Photos



Community Description:

Platte is the gateway to the Missouri River, where boats can launch.

Directions to Property:

Half a mile east of a four-way stop in Platte, SD on Highway 44.

Estimated Room Sizes	
Main Floor	
Kitchen & Dining Room	14' x 20'
Living Room	15' x 15'
Master Bedroom	14' x 19'
Bedroom	10' x 11'
Full Bathroom	8' x 11'
Laundry Room	7' x 11'
Closet	5' x 5'
Basement	
Family Room	15' x 20'
Living Room	15' x 15'
Utility Room	5' x 9'
Storage Room	13' x 13'
Bathroom	9' x 8'

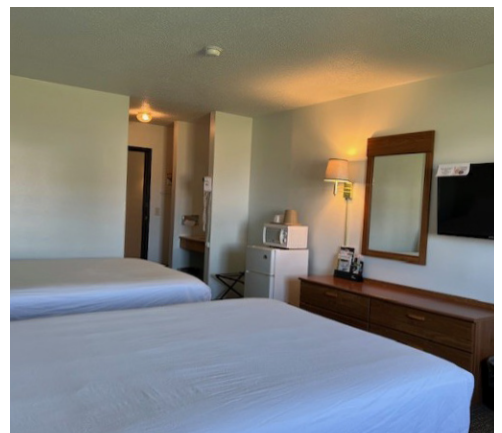


Information provided was obtained from sources deemed reliable, but the broker makes no guarantees as to its accuracy. All prospective buyers are urged to inspect the property, its title and to rely on their own conclusions. Seller reserves the right to refuse any or all offers submitted and may withdraw the property from offering without notice. Farmers National Company and its representatives on the reverse side are the Designated Agents for the seller.

Home Photos



Motel Photos



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