



LAMPERT
PROPERTIES

Ultimate HUNTERS' Paradise

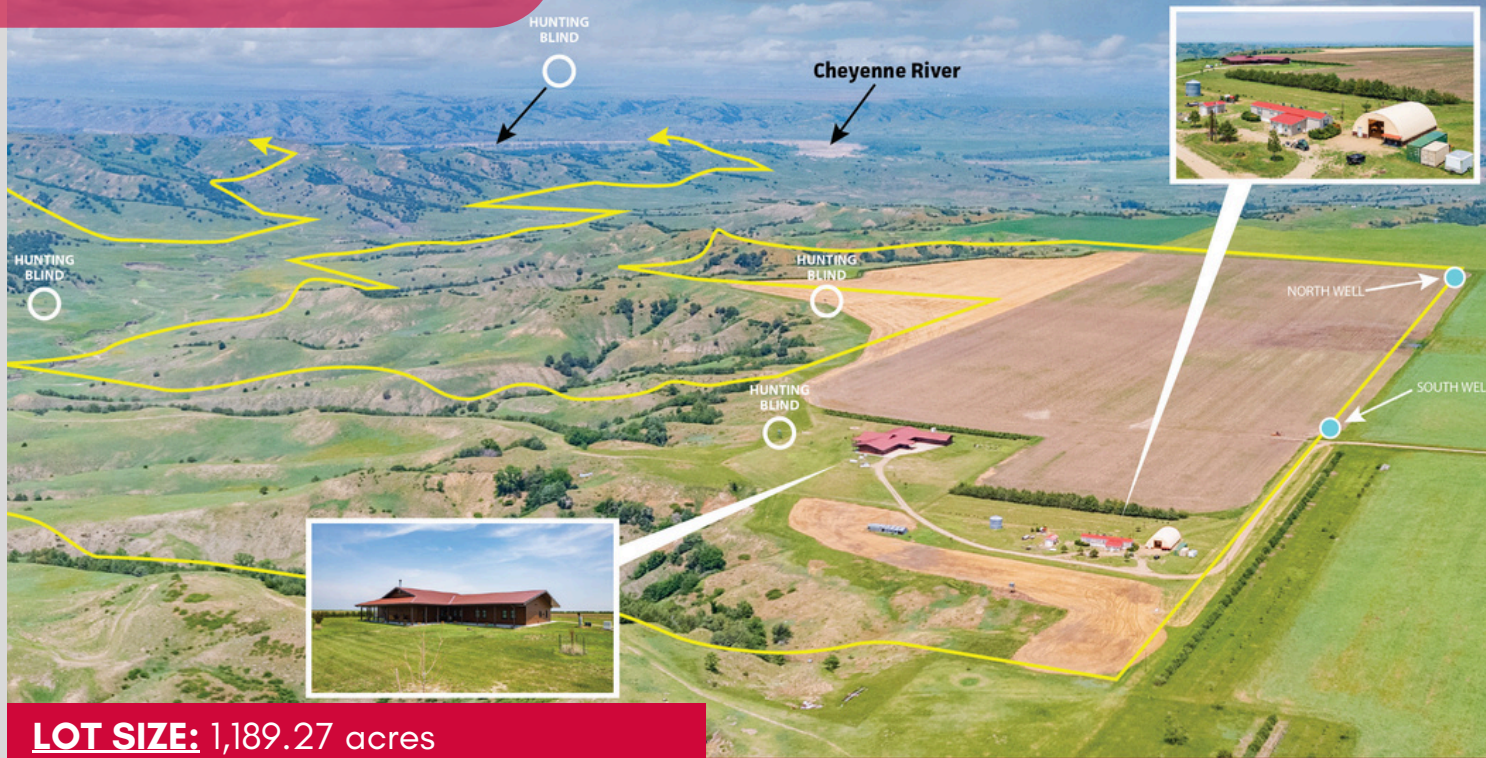
21627 HARDINGROVE RD
MILESVILLE, SD

Faith Lewis, Broker
Lewis Realty

Amanda Carlin, Realtor
Lampert Properties



Property Details



LOT SIZE: 1,189.27 acres

LODGE SIZE: 8,168 sq. ft.

YEAR BUILT: 2018

ASKING PRICE: \$3,500,000

Highlights

- Spotted Bear Creek Ranch – where adventure, luxury, and nature collide
- 1,100+ acres of pristine prairie, rugged cedar breaks, and wildlife-rich meadowtops
- A true Hunter's Delight, this one-of-a-kind property is a dream for outdoor enthusiasts craving the thrill of the hunt and the peace of untouched wilderness
- At the heart of it all: a custom-built luxury lodge blending rustic charm with modern comfort
- Seclusion, scenery, and unmatched opportunity – all just got more attainable with this NEW PRICE
- This isn't just land – it's a legacy property



More Information:

605-863-0725 | faith@faithlewisrealty.com

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Site

- 4 wells
- 8 water tanks
- Miles of underground piping
- Seasonal ponds
- 80 acres of primarily corn & winter wheat
- Miles of deep cedar breaks
- Diverse prairie
- Expansive meadow
- Brimming with wildlife
- Thriving game population
- Optimal environment for attracting game
- 8 strategically designed & positioned hunting blinds
- Unobstructed views
- Prime vantage points

Ledge

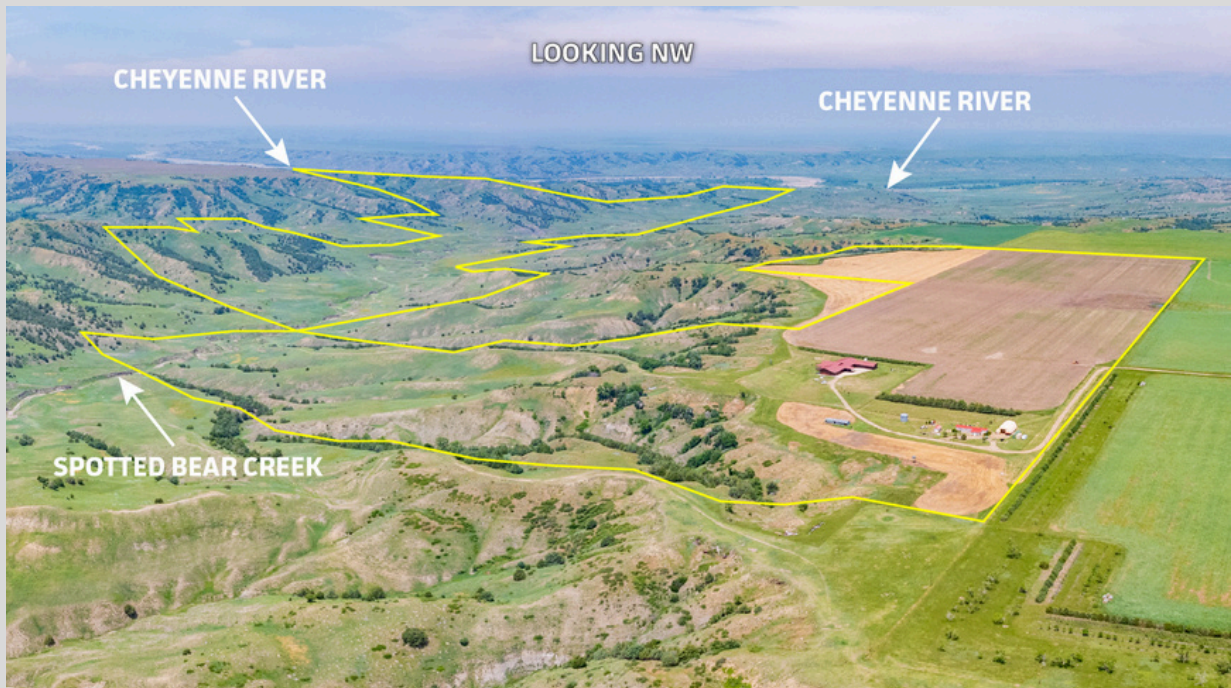
- Custom-built
- 8,168 sq. ft.
- 4 beds
- 4.5 baths
- 3-stall attached garage
- Gourmet kitchen
- Top-of-the-line appliances
- Elegant dining area
- Great room
- Soaring ceilings
- Floor-to-ceiling stone fireplace
- Well-stocked wet bar
- Lavish primary suite w/large bath & walk-in closet
- 3 private, plush guest rooms w/private baths



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Statistics

WELCOME TO SOUTH DAKOTA!

The Black Hills of South Dakota offers a compelling proposition for business owners seeking a vibrant and supportive environment to establish or grow their enterprise. South Dakota is renowned for its pro-business climate, featuring favorable tax policies and business-friendly regulations. This welcoming business environment has attracted a diverse range of industries to the state, fostering economic growth and stability. Additionally, the tourism sector in the Black Hills is thriving, with iconic attractions like Mount Rushmore, Crazy Horse Memorial, and Custer State Park drawing millions of visitors each year, providing ample opportunities for businesses in hospitality, retail, and services.

The Black Hills region offers a unique blend of natural beauty, cultural richness, and economic vitality, making it an ideal location for entrepreneurs looking to achieve work-life balance without sacrificing growth and profitability. Come explore the opportunities awaiting you in the Black Hills and discover why it's a top destination for tourists & business owners alike!

South Dakota Visitor Spending

Amounts in \$ millions, and 2024 percent % change

	2020	2021	2022	2023	2024	2024 Growth
Total visitor spending	\$3,343	\$4,387	\$4,730	\$4,963	\$5,099	2.8%
Lodging*	\$604	\$888	\$898	\$966	\$1,018	5.4%
Food & beverage	\$806	\$1,014	\$1,064	\$1,102	\$1,144	3.8%
Retail	\$745	\$914	\$1,008	\$1,043	\$1,070	2.6%
Transportation**	\$700	\$902	\$1,040	\$1,101	\$1,090	-1.0%
Recreation	\$489	\$669	\$720	\$751	\$776	3.4%

Source: Tourism Economics

* Lodging includes spending on short-term rentals and the value of second homes

** Transportation includes both ground and air transportation

Rapid City & South Dakota Rankings

- Population of **79,894**, South Dakota's **2nd** largest city.
- Ranked by Outdoor Life as the **#4** best fishing & hunting town.
- Ranked by Forbes as the **#4** best state to start a business.
- Ranked **#2** in Tax Foundation's *State Business Tax Climate Index*.
- Ranked as the **#10** state in Fiscal Stability by US News.
- Median household income in Rapid City is **\$65,712**.

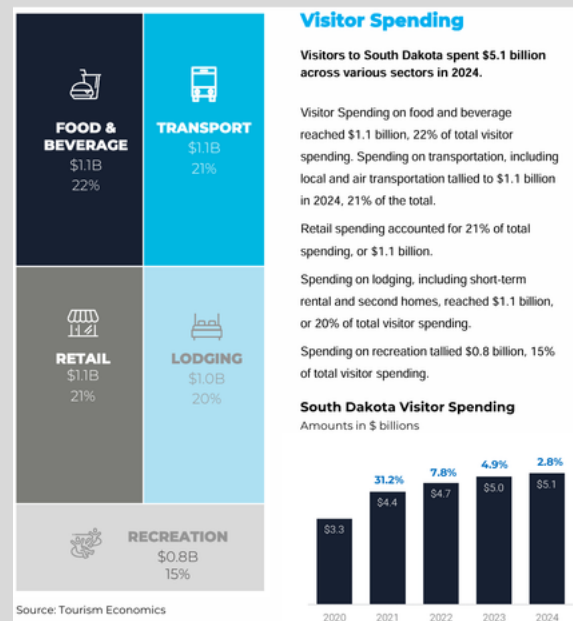


Business Friendly Taxes

- *NO* corporate income tax
- *NO* franchise or capital stock tax
- *NO* personal property or inventory tax
- *No* personal income tax
- *No* estate & inheritance tax

SD Tourism

- **14.9 million** visitors in 2024, a **1.4% increase** from 2023.
- **5.2 million hotel room nights** booked, a **increase** from 2023.
- **58,824 jobs** supported by the tourism industry, generating **\$2.24 billion** in income.
- Visitor spending reached **\$5.09 billion** in 2024, an increase of **2.8%** over 2023, and a **NEW RECORD!**



If you are lucky enough to live in the Black Hills, you are lucky enough!



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