

POWDER HOUSE PASS



Black Hills of South Dakota



HOMESITES,
COMMERCIAL,
& INVESTMENT OPPORTUNITIES

(605) 261-5781 | (605) 215-3105

www.powderhousepass.com

POWDER HOUSE PASS



HOMESITES For SALE in the Black Hills Recreational Corridor

- *Paved Roads, Natural Gas, & High-Speed Internet*
- *Quality Water and Sewer Systems*
- *Direct Access to Mickelson Trail*
- *Community Building*
- *2 Heated Pools w/Splash Pad*
- *Close Proximity to Deadwood, Lead Spearfish Canyon, & Terry Peak Via Hwy. 14A/85 (CanAm Hwy.)*

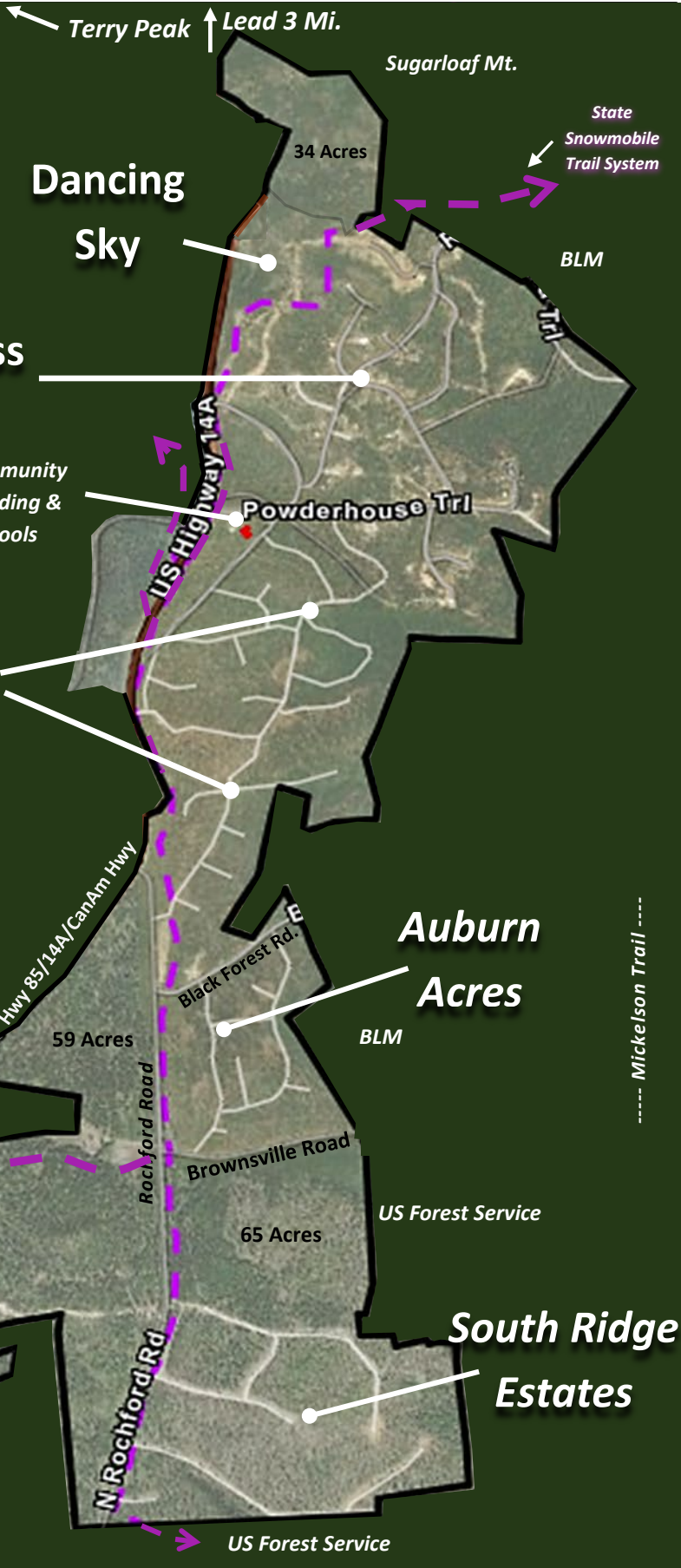


Historic Powder House

PowderHousePass.com

For more information, please contact us at:

kristin@powderhousepass.com 605-261-5781



(605) 261-5158 | (605) 215-3105

11283 Powderhouse Trail, Lead, SD 57754

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POWDER HOUSE PASS



Auburn Acres

Block	Lot #	Acreage	Frontage	Depth**	Lot Price
3	6	0.52	145	164	\$164,900
	7	0.55	138	173	\$189,900
	8	0.67	192	146	\$214,900
	9	0.86	205	209	\$249,900
	10	0.89	89*	159	\$249,900
	11	0.72	91*	148	\$229,900
	12	0.61	162	198	\$214,900
	13	0.89	257	216	\$209,900

* Cul-de-sac Lot ** Average Depth

Block	Lot #	Acreage	Frontage	Depth**	Lot Price	
4	1	0.65	162	174	\$249,900	
	2	0.54	146	164	\$249,900	
	3	0.81	158	176	\$249,900	
	4	0.81	63*	157	\$249,900	
	6	0.82	83*	155	\$249,900	
	7	0.65	123*	185	\$249,900	
	Sold	8	0.51	125	190	
	Pending	9	0.74	156	206	\$264,900
	10	0.69	264	189	\$264,900	
	11	0.71	192	214	\$229,900	
	12	0.76	183	179	\$189,900	
	13	0.70	172	148	\$214,900	
	14	0.69	168	180	\$214,900	
	15	0.70	183	166	\$214,900	

* Cul-de-sac Lot ** Average Depth

Auburn Acres As of 4-8-2024
Sizes are estimates pending a final survey.

Auburn Acres

Block	Lot #	Acreage	Frontage	Depth**	Lot Price
5	1	0.73	134	237	\$179,900
	2	1.00	176	229	\$229,900
	3	1.01	106	267	\$249,900
	4	1.27	124	287	\$310,900
	5	1.00	126	270	\$294,900
	6	0.56	162	175	\$299,900
	7	0.39	169	129	\$279,900
	8	0.44	126	150	\$294,900
	9	0.53	124	172	\$294,900
	10	0.63	128	215	\$294,900
	11	0.61	173	161	\$229,900
Sold	12	0.55	67*	160	
Sold	13	1.14	70*	333	
Sold	14	2.46	68*	400	
Sold	15	0.66	174*	155	
	16	1.83	152	467	\$359,900
	17	1.64	148	415	\$354,900
	18	1.33	138	396	\$329,900
	19	0.53	129	139	\$249,900
	20	0.73	84*	171	\$299,900
	21	0.54	82*	218	\$289,900
	22	0.60	64	218	\$289,900

* Cul-de-sac Lot ** Average Depth

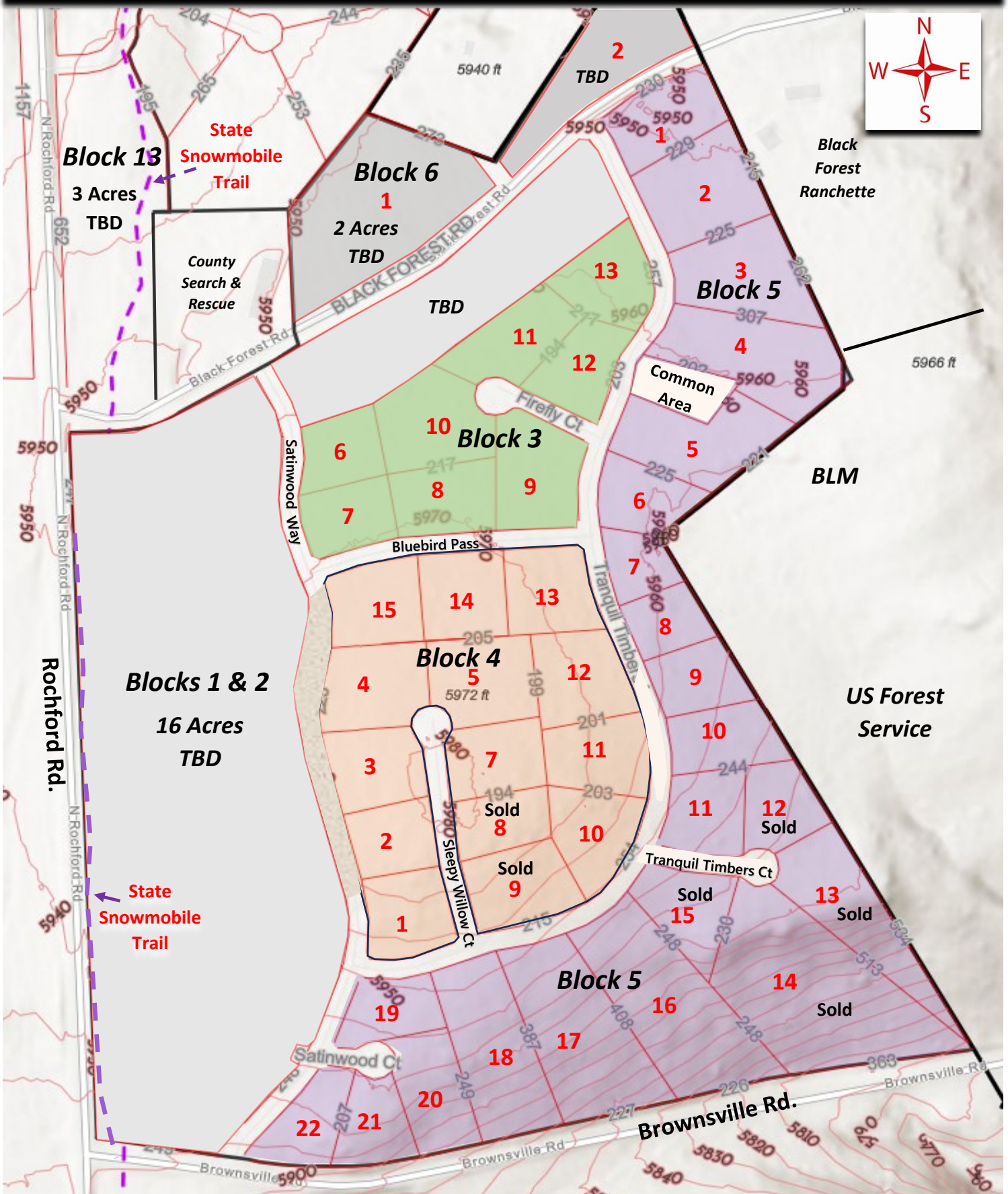
**All lot owners will comply with the Auburn Acres
 Protective Covenants**

*Please note that this phase of Powder House Pass is currently under construction...
 please call for a tour or information.*

Powder House Pass | 11283 Powderhouse Trail | Lead, SD 57754

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AUBURN ACRES



Map as of 3-15-2024

POWDER HOUSE PASS



Trailside Phase IIIb

Block	Lot #	Acres	Frontage	Depth**	Lot Price
5	25	0.76	146	308	\$329,900
	26	1.04	320	236	N/A
	27	0.78	197	188	\$179,900
	28	0.68	220	210	\$199,900
	29	1.65	251	258	\$269,900
	30	1.52	69*	267	\$319,900
11	10	1.00	232	181	\$197,900

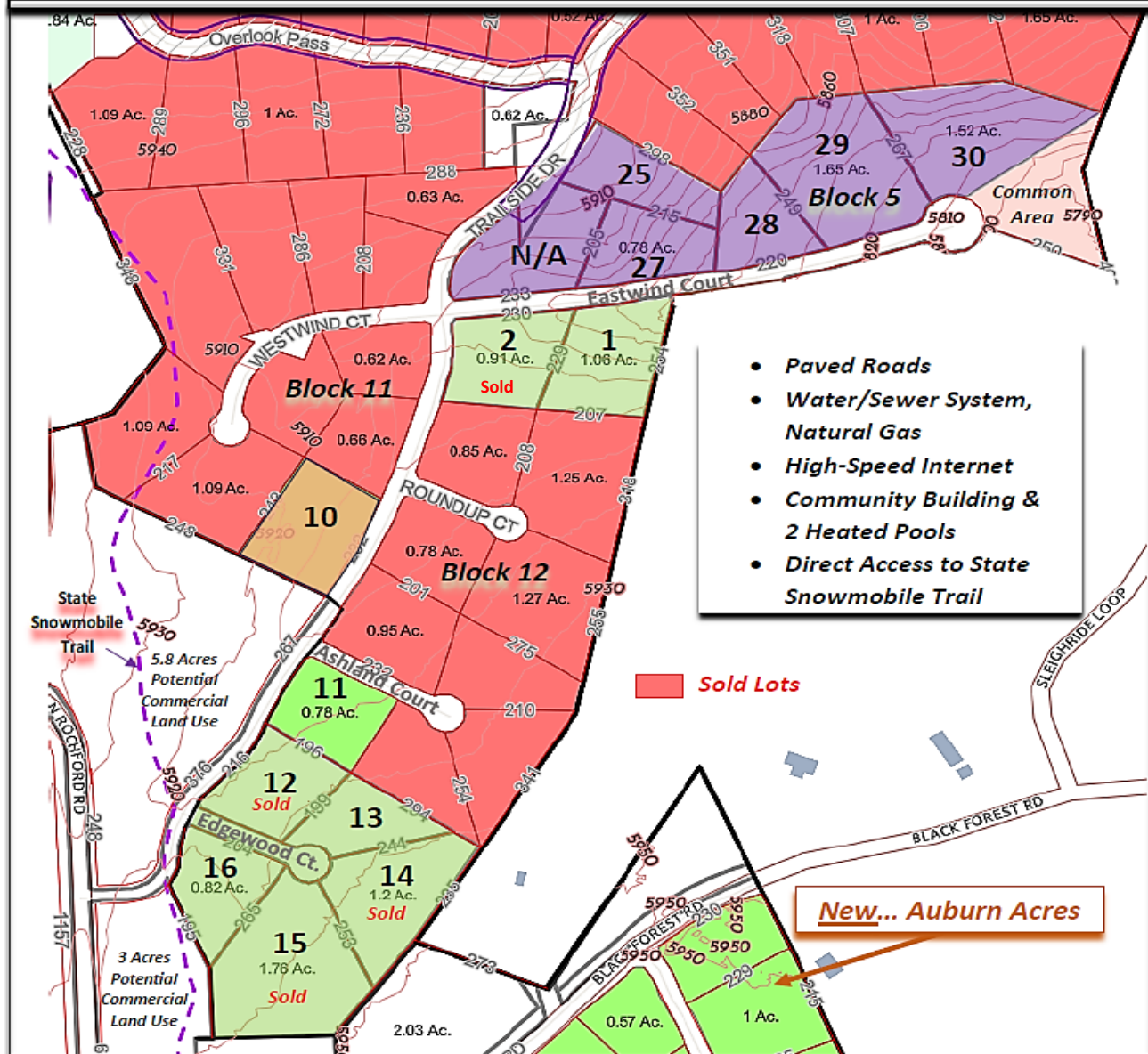
* Cul-de-sac Lot ** Average Depth

Trailside Phase IIIb

Block	Lot #	Acres	Frontage	Depth**	Lot Price
12	1	1.06	182	241	\$259,900
	2	0.91	167	240	\$269,900
Pending	11	0.78	200	169	\$184,900
Sold	12	0.87	220	241	\$184,900
Sold	13	0.67	108*	221	\$179,900
Sold	14	1.20	55*	248	\$169,900
Sold	15	1.76	76*	400	\$199,900
	16	0.82	204	195	\$149,900

Phase IIIb of Trailside Addition to Powder House Pass

New Lots – Ready to Go...



For Information or Tour:
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POWDER HOUSE PASS



South Ridge Executive Estates

Block	Lot #	Acreage	Frontage	Depth**	Lot Price
1	1	2.00	337	250	\$249,900
Sold	2	2.00	70*	350	\$299,900
Sold	3	2.09	47*	408	\$349,900
Sold	4	2.00	325	213	\$299,900
<i>Note: Horses are permitted in Block 1</i>					
2	1	2.00	403	213	\$229,900
	2	2.05	568	237	Green Space
	3	2.23	730	730	Green Space
3	1	2.09	329	299	\$289,900
Sold	2	2.03	263	347	\$339,900
Sold	3	2.01	208	428	\$339,900
Sold	4	2.04	173	492	\$379,900
Sold	5	2.42	177	531	\$379,900
Sold	6	2.20	168	515	\$379,900
Sold	7	2.21	70*	480	\$409,900
Sold	8	2.08	76*	446	\$449,900
Sold	9	3.53	148	518	\$469,900
	10	3.67	160	621	\$399,900
Sold	11	2.17	383	250	\$299,900
Sold	12	2.10	264	283	\$299,900
Sold	13	2.10	445	188	\$399,900
Sold	14	2.07	594	224	\$399,900
Sold	15	2.14	175	243	\$449,900
Sold	16	2.18	84*	324	\$529,900
	18	4.36	571	375	\$359,000

* Cul-de-sac Lot ** Avg. Depth

*Note: Prices as of 4-10-2024 and are subject to change!
Sizes are estimates pending a final survey...*

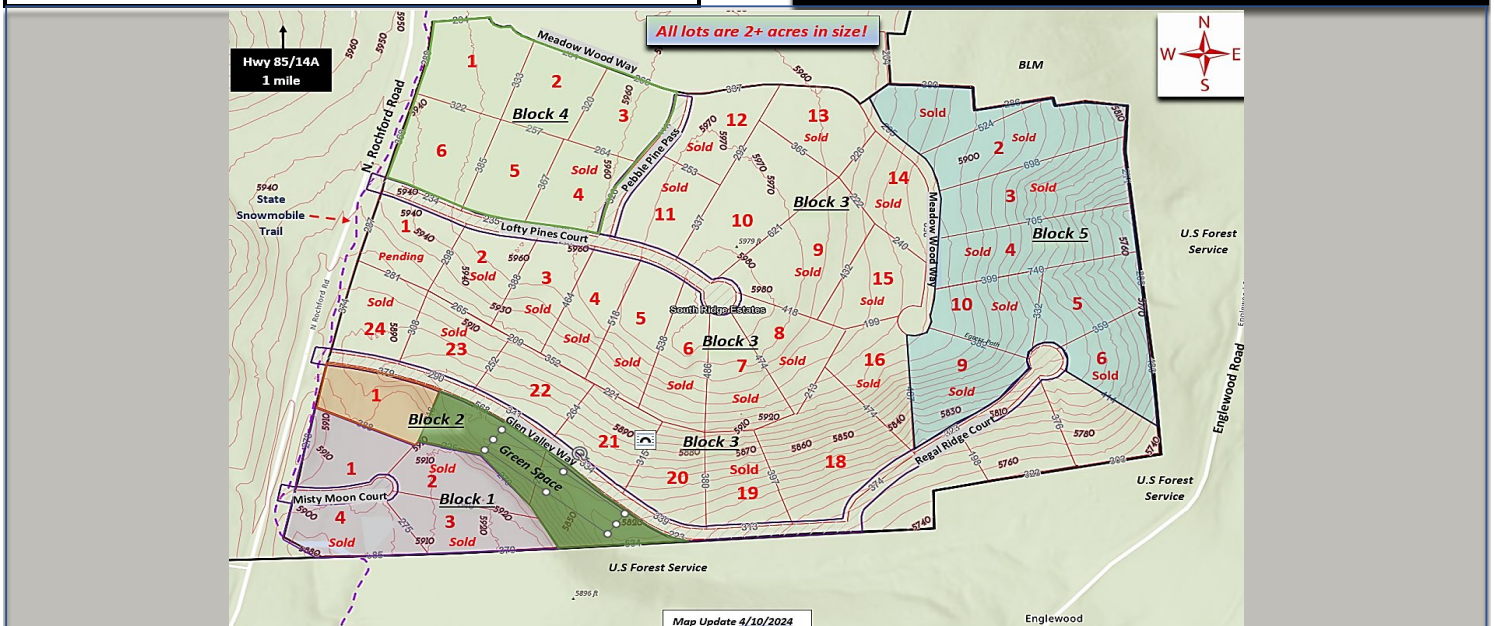
South Ridge Executive Estates

Block	Lot #	Acreage	Frontage	Depth**	Lot Price
3	19	2.07	313	389	\$249,900
	20	2.03	338	348	\$279,900
	21	2.13	341	290	\$249,900
	22	2.00	332	259	\$249,900
Sold	23	2.01	291	281	\$209,900
Sold	24	2.05	251	341	\$199,900
4	1	2.65	400	325	\$269,900
	2	2.02	284	327	\$319,900
	3	2.02	315	265	\$319,900
Sold	4	2.03	326	269	\$299,900
	5	2.07	235	377	\$259,900
	6	2.65	298	352	\$259,900
5	1	2.00	296	306	\$459,900
Sold	2	3.08	163	610	\$499,900
Sold	3	3.51	189	701	\$459,900
Sold	4	3.19	199	704	\$439,900
	5	2.34	105*	347	\$469,900
Sold	6	2.08	83*	386	\$499,900
	7	2.12	94*	395	N/A
	8	2.07	365	287	N/A
Sold	9	2.94	94*	422	\$549,900
Sold	10	2.21	155	390	\$519,900
New	11	2.00	320	210	\$529,900

* Cul-de-sac Lot ** Avg. Depth

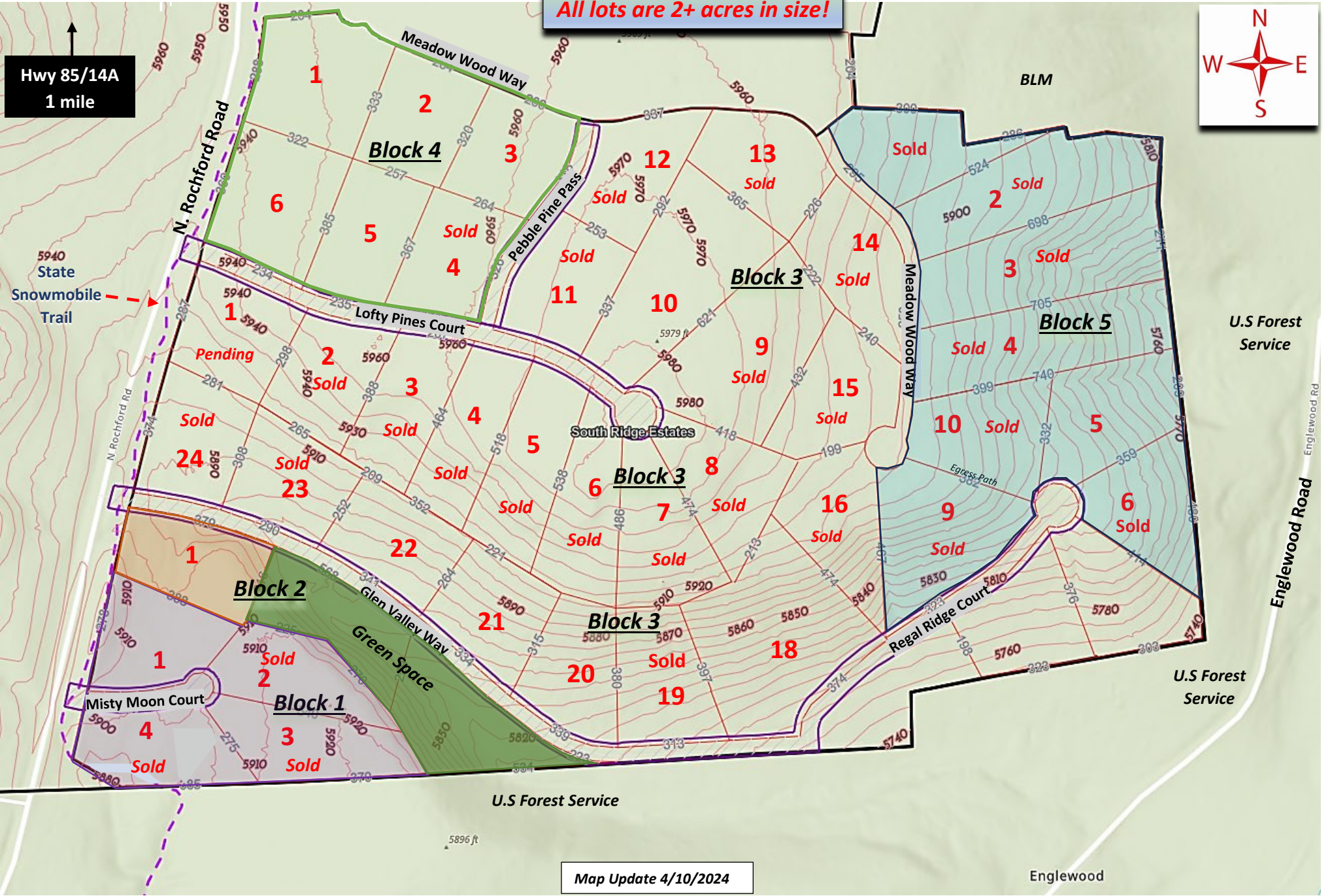
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Hwy 85/14A
1 mile

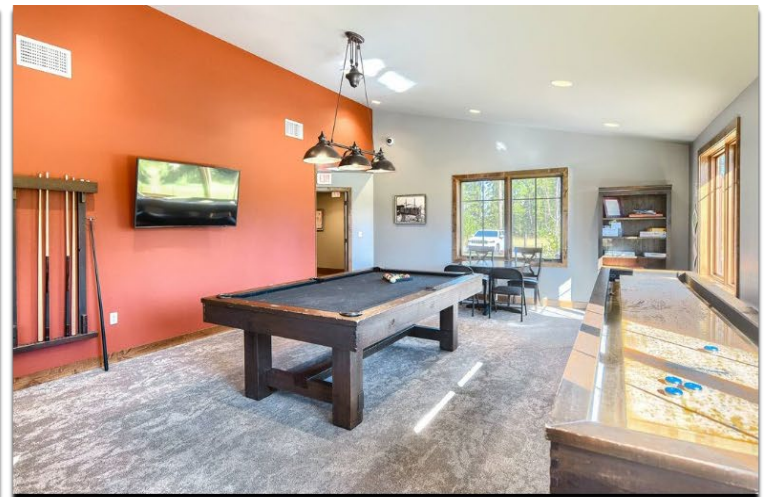
All lots are 2+ acres in size!



Map Update 4/10/2024

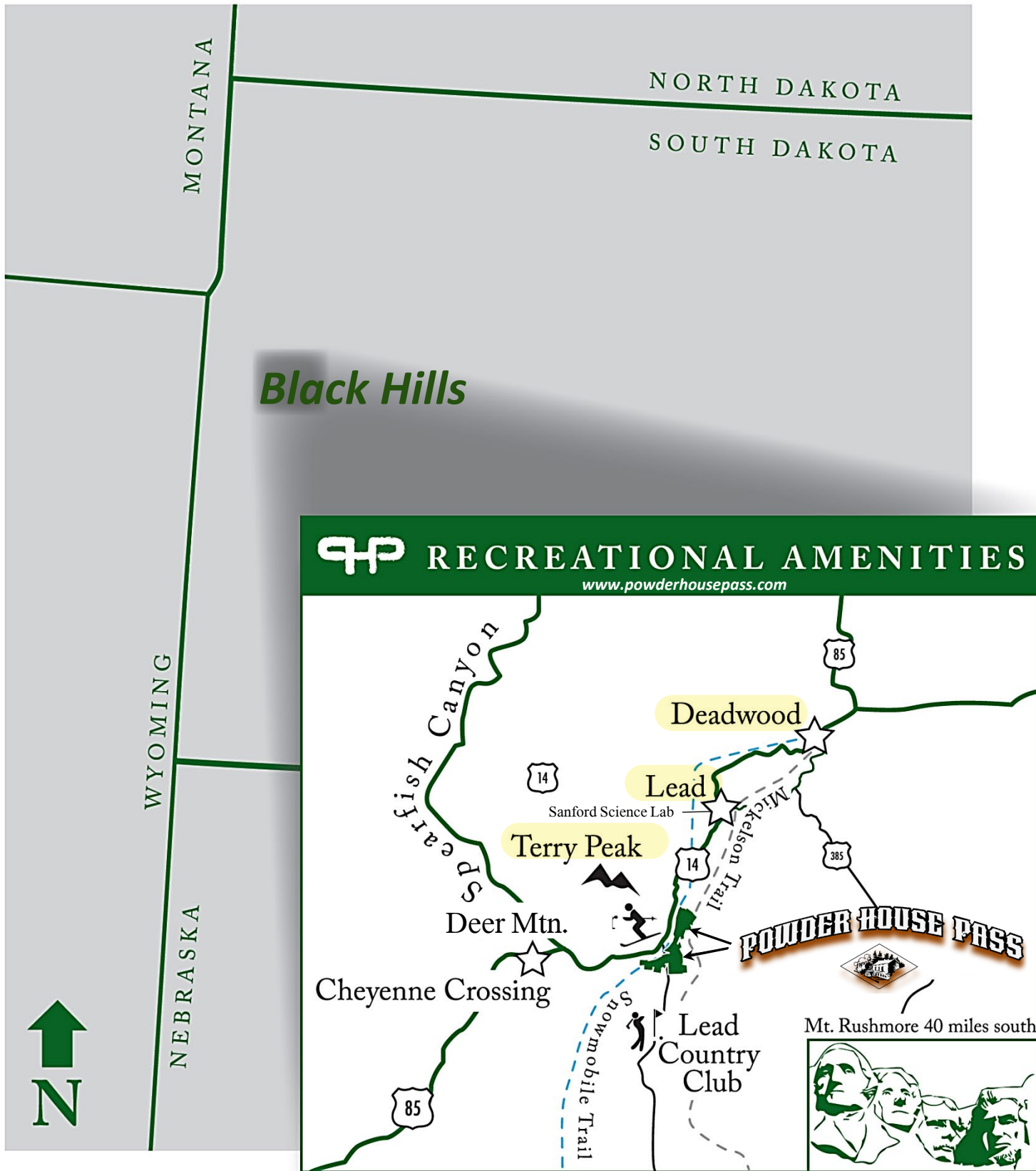
Englewood

POWDER HOUSE PASS



Powder House Pass

AMENITIES MAP





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