



**Exclusively in the heart of the
BLACK HILLS**
The Custer Cutoff & Tawering Pines
12681 & 12683 Hazelrod Cutoff,
Custer SD 57730
507-276-8571

Property Type: Seasonal & year-round Bed & Breakfast & Dome House. Manager speaks English/Spanish.
Property Description: This private residential retreat is a playground for the swanky yet modest adventurer who wants to experience the spirit of rural America without



French Creek

giving up the conveniences we so appreciate. At the Cutoff, you will find a refreshing change from overcrowded, highly regulated venues. A place which is ideal for families & large gatherings is within minutes of Custer State Park, Mt. Rushmore, Crazy Horse & much more.

South Dakota is often referred to as God's country, so traditional values dominate; guns, less government & personal responsibility are part of the culture you'll find when you visit.

Location: 5 miles from downtown Custer (2 miles gravel & 3 miles paved road) with ATM/bank, groceries, laundromat, hospital, massage therapist, drug store / pharmacy & 6 major hotel chains.

Accommodations: This peaceful & private 10.87 acres is perfect for camping, family venues, RV-ing & equestrian camping & is pet friendly.

The rolling windswept meadows & pastures are bordered by the National Forest & French Creek, which can be panned for gold or go fishing as it is stocked with trout. Wildlife is abundant & makes daily debuts. The property has continuous pipe fencing with gated entrances in all four corners allowing easy access. The main entrance is accommodating to the largest of rigs, (campers, living quarters horse trailers, 5th wheels, pull behind - pop up's & RV's.) There are 12 sites all with water hook up, 50/30 & 110 amp with drive through dump station. There are two automatic watering posts for horses & five water hydrants with a hose network, making water usage a breeze. There are two porta-potties & one handicap full bathroom, eight outdoor bath tubs, two showers & sauna. A complete summer kitchen, out & indoor grills, picnic pavilion, laundry services, an activity studio, topped off with high speed internet/WiFi throughout the entire property.

Equines: In two locations are 8 stalls. Each stall area has ample turn outs with paddocks ranging in size from 1/3 acre to 2+ acres. A round pen available & hundreds of miles of riding trails that are one step outside the perimeter fence.

Picnic Pavilion w/ Summer Kitchen is welcoming & unique. This area is shaded by towering Ponderosa pine trees & with a fire place room. This fully furnished Pavilion also includes a Sauna (infra red & steam) & cowboy shower. The fireplace room has an adobe oven & cooking fireplace. Just outside is a cooking fire ring, portable grills & a roasting fire pit. The kitchen has two refrigerators, three ovens, stove, sinks, microwave, infrared oven, toasters, coffee makers, etc., with comfortable undercover table seating and service for 30, along with a water heater, wringer washing machine &



Lower site I



Studio



Studio

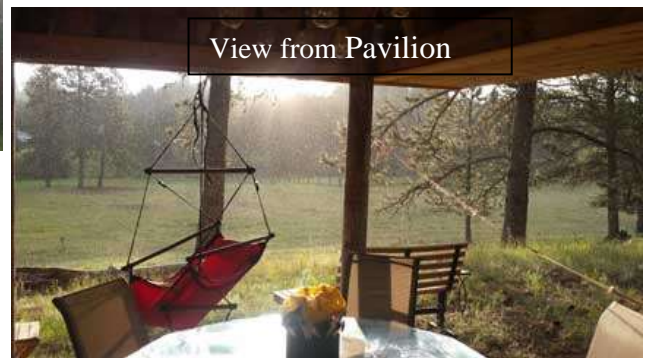


Loft / B&B Dome



A Frame Cabin

Shower & Sauna



View from Pavilion



Pavilion



Pavilion



Fire place

laundry line.
The Studio is a 30'x 40' monitor style building that highlights; Post & Beam construction, with a balcony that overlooks the French Creek to the east & a covered porch to the west. This is a place for relaxation, fitness, gatherings & the healthy healing of mind, body & soul. Games, cards, puzzles, books, movies, music, yoga & any other indoor celebrations / activities are possible. A foosball & ping pong table, along with a video & sound system with a dazzling disco ball w/ seating for 50.
A-Frame Cabin rustic and friendly is fully furnished. It is unique in size & style. This single room has electricity, heater, fan, privacy,



Tubs & Mia's Mountain

DVD/TV, mini frig, electric burner with toaster oven & supplies. Sleeps 6 with loft in two full/double beds & two twin/single beds. *The sauna, cowboy & outside shower along with the full kitchen in the Pavilion are proprietary to Cabin & Sleeping Loft guests.*

The Loft is attached to the B&B Dome has a private stairway entrance. The loft lives up to its name with sleeping for 7. This open room has two queen beds, a Murphy & Trundle, & 3 additional twin/single trundle beds. A large dressing room closet, seat, a TV, DVD & mini frig. A half bathroom is located under the stairs. *The sauna, cowboy & outside shower, along with the full kitchen in the Pavilion are proprietary to Cabin & Sleeping Loft guests.*

The Meadow View Dome House: This beautiful gem with magnificent uninterrupted views is tops. A polished concrete floor on the main level & hickory wood and tile on the second, gives this dome that extra punch. The main level is handicap accessible with 2 roll-in entrances & shower. The kitchen has state of the art appliances including: an induction stove, exhaust fan, air make-up system, dish washer, garbage disposal, oven, microwave & smaller electric appliances. The Dome house has a washer, dryer, 2 showers & one tub. Has 2 bedrooms each with a King bed, white linens and towels provided. Has 4 smart Samsung TV's and high speed Wi-Fi home system.

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A Frame Cabin



Pavilion



Pavilion grills

Meals: Guests provide their own meals unless B & B or other catering arrangements are made.

Details: All dogs must be pack-friendly – no leash requirement. Level ground, park anywhere you want, no certified hay required. Few bugs & low humidity (however, bring bug spray/mask for gnats). Front shoes or boots strongly recommended for horses, if not all the way around. Hundreds of miles of National & State trails for riding/biking/4 wheeling with numerous loop trails back to property. Every night temperature drops below 65 degrees – day's range from 69 to 93 degrees with hail possible when thunderstorms roll in. Ideal for



A Frame Cabin

reunions, retreats, weddings, club & business functions, holiday gatherings & much more.

Attractions & Activities Abundant: This property is the ideal central location to spring board to other points of interest & is without question the perfect getaway, unlike anything else in the Black Hills area. A Peaceful country setting with scenic roads, with a **1 minute** walk to the Black Hills National Forest & fishing in the historic French Creek. **2 miles down the** road is wonderful for riding, hiking & biking especially along Glen Erin Rd & around Stockade Lake in Custer State Park or on the paved Mickelson Trail. **30 minutes to:** Mount Rushmore & Crazy Horse monuments, Needles Hwy rock formations & Iron Mountain Road with its famous Pigtail bridges.

Center, Legion & Sylvan Lake with hiking to Black Elk Peak, along with Wind & Jewel Cave National Park. as well as the towns of Hot Springs (Mammoth Site & Evans Plunge, hot mineral springs (a family recreation) & Moccasin Springs – an adult spa);

Hill City with great shopping, the Black Hill Institute museum – the original discovery of Sue the *T. Rex*, the historic Alpine Inn restaurant 605-574-2749 (Fillet Mignon) Then catch the 1880 Train - Black Hills Central Rail Road to Keystone with gobs of family things to do. Hermosa has a drive in Movie Theater & Lintz Brothers Pizza-605-255-4808. Custer State Park has 3 wonderful historic restaurants, The Game Lodge 605-255-4541 (buffalo steak) & Sylvan Lake Lodge 605-574-2561 & Blue Bell Lodge (605-255-4531). Then the Custer Play House live theater 605-255-4141. Lastly the Custer Park wildlife loop. **40 minutes to:** Bear Country USA, Reptile Gardens & The town of Rockerville with the Hippie hole (Take 16 north to Rapid, east on Rockerville Rd., & go 3 miles to Foster Gulch - follow #372) a great adventure with cliff jumping & water fall. The town of Deadwood (Gambling, bars & history), and Rapid City where the Journey, Grand River museums are & loads more. **1-2 hours to:** Ellsworth Air & Space museum, Sturgis, Deadwood, Wall Drug & the Bad Lands. **2.5 hours to:** Devils Tower & the Big Horn Mountains in WY. **Festivals/Activities:** Sturgis Bike Rally – first week in August , Custer Buffalo Round up- last week in September; Winery Tours Boating/biking/cycling/4-wheeling/ hiking/rafting/canoeing / Hot air balloon & helicopter rides / Gambling Casinos / Shooting / Antiquing & Auctions / Golf & Miniature Golf / Bird Watching / Shopping / Walking / Hiking / Cycling & Mountain Biking / Roller blade/skating / Dirt biking / 4-wheeling / Mountain & rock climbing / Caving & Spelunking / Water & Jet Skiing / Tennis / Snowboarding / Snowmobiling / Snow shoeing / Downhill & Cross-Country Skiing / Fitness Center / Horseback Riding / Photography & Sight Seeing / Swimming & Paddle boarding at Center & Legion Lake. **Local inhabitants:** Bluebirds as well as other song birds too numerous to mention, Turkey, Deer, Red Squirrels & Chipmunks, Cattle, Prairie Dogs, Elk, Mountain goats, Pronghorn, Bighorn sheep, Buffalo, Fox, Cougar, Bobcats, Lynx & Black-footed Ferrets., a bountiful variety of wildflowers and fishing at Stockade Lake & Center Lake in Custer State Park (Perch, Northern Pike, Bass, Crappies, & Trout). Angostura Lake just south of Hot Springs is the spot for Walleye. (Licenses required for fishing & hunting permits available on line.



Loft / B&B



Summer Kitchen



Studio



A Frame Cabin



A Frame loft



Sauna



Out the back gate



Custer St. Park



Studio



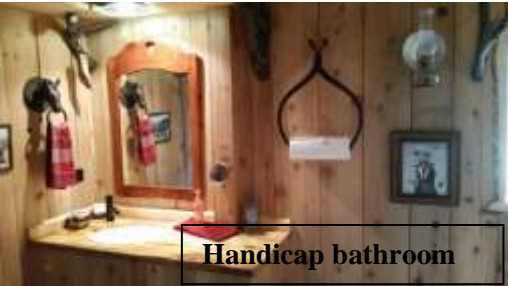
Level & Roomy



Pavilion View



The drive in



Handicap bathroom



Out the back gate



Fire Place Room



Devils Tower



Lanai Bathroom



Needles Hwy



2-Horse Stalls



View from Studio



Tub View of Mia's Mt.



Painted horses



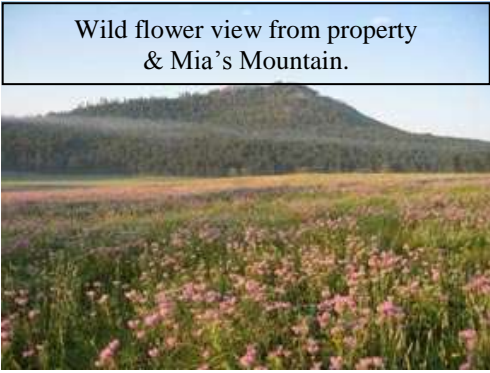
Tub Time



Scenic Riding



Stall view from pasture



Wild flower view from property & Mia's Mountain.



French Creek Fishing



Outside shower



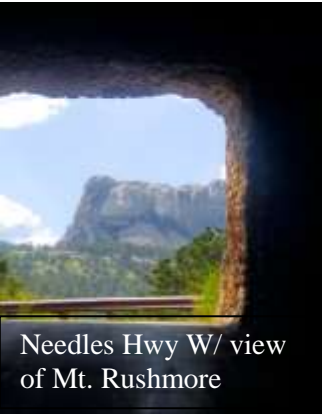
Legion Lake



6 horse stalls



Needles Hwy



Needles Hwy W/ view of Mt. Rushmore



The Cook



On site RV rental



Perimeter Fence



Mt. Rushmore

Mission Statement: This is a place of rest, relaxation & reflection; to restore & recover, to become grounded. Live, Laugh & Love longer at The Custer Cutoff. The feel is: Earth



B & B Guests



To arrange your visit: Call or Text 507-276-8571 or email hillview@goldenwest.net.
Visit us on line at www.Taueringpines.com or www.TheCusterCutoff.com

RENTERS & RENTALS	Cost per night / month / year * (requires contract)	Itemized totals
Daily Tent Camping	# _____ of tents x \$30.00 = _____ x # days _____	=
Daily Site Camping	# _____ of rigs x \$65.00 = _____ x # days _____	=
Monthly Site Camping	\$1,200.00 x # months _____	=
Yearly Site Camping *	\$5,000.00 calendar year _____	=
Daily: A -Frame Cabin / Loft	\$130.00 per couple x # days _____ \$10.00 per extra person (A-Frame & Loft) x # days _____	= =
Daily self-contained RV	\$150.00 per couple x # days _____	=
Monthly A-Frame Cabin / Loft / RV.	\$2,500.00 x # months _____ \$10.00 per extra person (A-Frame & Loft) x # days _____	=
Daily: Meadow View Dome House	2 bedrooms, 2 bath, fully furnished. \$350.00 x # days _____	= Fall 2025
Monthly: Meadow View Dome House	\$5,000.00 x # of months _____	= Fall 2025
Yearly: Meadow View Dome House*	Includes utilities & taxes: \$50,000.00 calendar year	= Fall 2025
Daily: B&B Dome (Bed & Breakfast) Loft w/ same level bathroom.	\$145.00 per couple x # days _____ \$25.00 extra per person _____ x # days _____	= =
HORSE	All stalls come with bedding and daily turn out	
Daily Pasture	# _____ of head x \$20.00 = _____ x days _____	=
Daily Stall	# _____ of head x \$35.00 = _____ x days _____	=
PET FEE - A Frame Cabin	Two pet limit: # _____ of pets x \$25.00 = _____ x # days _____	=
Misc:	<ul style="list-style-type: none"> • Group and Early Bird Booking Discounts available. • If you find a tick or mosquito at The Custer Cutoff a drink is on us. 	
	Sub Total \$ _____ x 6% tax _____	=
	Grand total	=

RULES, RENTAL CONDITIONS & RESERVATIONS

Check in: 1:00 PM to 8:00 PM / **Check out:** 11:00 AM

Full payment required for reservation. Check or money order made out to Hill View Farms LLC or with Pay Pal or Venmo, hillview@goldenwest.net

Facilities: 12 electric sites; Picnic Pavilion has a fully stocked summer kitchen, sauna & shower; The Entertainment Studio, 8 Tubs; Full Handicap bathroom, with an A-frame Cabin, RV, Loft and Dome House rental on site. Broken or missing items will be charged to guest. Respect other guests at all times.

Cancellation Policy: 60 Day Notice-Full Refund after which-No Refund. Damage deposits returned in full.

Campfires: Permitted in authorized locations. Campfires must be put out before leaving fire.

A-Frame Cabin / Loft: Bedding & bath towels provided and guests get first dibbs on refrigerators.

Animals: No studs allowed. Guests are responsible for their animals & cleaning up after them daily. No smoking or pets in any buildings (including bathrooms) with the exception of the A Frame Cabin which is pet friendly.

Damage deposit: \$2,000.00 for events and Meadow View Dome House.