



\$649,000

## 301, HOLT, OTHER-SEE REMARKS, MT, 59317

<https://billingsrealtybrokers.com>

TRAUTMAN ADDITION, S34, T04 S, R51 E, BLOCK 015, Lot 007 - 010 C Bar J Motel in Broadus, MT. 3 Buildings with 25 rooms and Manager residence (3 bed/1bath) It has been operated under Broadus Motels first time offered as a stand-alone motel. Rooms 1-6 are 2 double beds, 7-12 are single queens, 13-14 [...]

- Motel
- Commercial
- Active
- 9403 sq ft

### Basics

**Category:** Commercial

**Status:** Active

**Area:** 9403 sq ft

**Zone:** General Commercial

**Land Sq Ft:** 27878 sq ft

**Type:** Motel

**Half baths:** 0 half baths

**Year built:** 1956, Established

**County Or Parish:** Powder River

**DOM:** 9



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## Building Details

**Water:** Public

**Number of Levels:** 1

**Number Buildings:** 3

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## Amenities & Features

**Sewer:** City

**Cooling:** Heat Pump,Wall

**Heating:** Gas Hot Water,Heat Pump,Propane

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## Miscellaneous

**Virtual Tour Link:**

<https://www.propertypanorama.com/instaview/bmt/342476>

**Road Frontage:** 450

**Possession:** At Closing

**Subdivision:** Trautman Add

**Showing Instructions:**

Agent Must  
Accompany,Call Agent

**Parcel Number:** 0001791101

**Type of Business:**

Motel

**Office Sq Ft:** 0 sq ft

**List Office Name:** SK  
Realty, LLC

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## Fees and Taxes

**Tot Taxes:** \$6,130

**Gross Annual Income:** \$257,585

**Operating Expenses:** \$142,282

**Annual Utility Costs:** \$88,754

