



\$2,450,000

## OTHER-SEE REMARKS, MT, 59030

<https://billingsrealtybrokers.com>

BIGELOW SUB, S23, T09 S, R08 E, Lot 13, ACRES 0.31 Investment Property in Gardiner, MT! This 13,504 SF lot currently features a 6-Plex consisting of six studio units constructed in 2021 and a 3BR 2BTH 1,384 SF Single Family Home. The beautiful, single level studio units in the 6-Plex include a queen bed, sofa [...]

- Business Opportunities
- Commercial
- Active
- 3448 sq ft

## Basics

**Category:** Commercial

**Status:** Active

**Area:** 3448 sq ft

**Zone:** UNZON

**Land Sq Ft:** 13503 sq ft

**Type:** Business Opportunities

**Half baths:** 0 half baths

**Year built:** 2021, Established

**County Or Parish:** Park

**DOM:** 2



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## Building Details

**Water:** Public

**Number of Levels:** 1

**Exterior material:** Wood Frame

**Parking:** 10

**Building Type:** House,Low Rise,Mixed

**Number Buildings:** 2

**Roof:** Asphalt

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## Amenities & Features

**Sewer:** Public

**Parking Desc:** Common Lot,Gravel

**Cooling:** Mini Split

**Heating:** Mini Split,Other

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## Miscellaneous

**Possession:** At Closing

**Sales Includes:**

Building,Business,Equipment,Inventory,Land

**Subdivision:** Bigelow

**Parcel Number:** 0004722000

**List Office Name:** Legacy Lands LLC

**Present Use:**

Apartments,Hotel,Other,Residence

**Showing Instructions:** Agent Must  
Accompany,Appointment  
Needed,Other,See Remarks

**Type of Business:** Motel/Housing

**Occupancy:** Multiple

**Office Sq Ft:** 0 sq ft

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## Fees and Taxes

**Tot Taxes:** \$6,385

**Gross Annual Income:** \$225,000

