



\$2,112

- Retail
- Commercial
- Active
- 1496 sq ft

## BILLINGS, MT, 59102

<https://billingsrealtybrokers.com>

ARNOLD SUBD 1ST FILING, S06, T01 S, R26 E, Lot 1, AMND LT 14-15 (95) 1,496 SF retail space @ \$2,112/mo. (\$1,769.04 base rent + \$342.96 TICAM). Located on busy Grand Avenue and 24th Street W. intersection. Large open showroom. Private office. ADA restroom. Large storefront windows provides plenty of natural light. Tenant pays separately [...]

## Basics

**Category:** Commercial

**Type:** Retail

**Half baths:** 0 half baths

**Year built:** 1975, Existing

**County Or Parish:** Yellowstone

**DOM:** 65

**Rent Period:** Triple Net

**Status:** Active

**Area:** 1496 sq ft

**Zone:** Corridor Mixed-Use 1

**Land Sq Ft:** 38920 sq ft



---

## Building Details

**Water:** Public

**Number of Levels:** 1

**Building Type:** Retail,Strip Mall

**Number Buildings:** 1

---

## Amenities & Features

**Sewer:** Public

**Parking Desc:** Common Lot

**Cooling:** Central

**Heating:** Gas Forced Air

---

## Miscellaneous

**Virtual Tour Link:**

<https://my.matterport.com/show/?m=21Mf7esjGtm&mls=1>

**Present Use:** Retail

**Showing Instructions:** Agent Must Accompany,See Remarks,Text Agent

**Parcel Number:** A02400

**Misc Equipment:** Restrooms

**Office Sq Ft:** 116 sq ft

**Possession:** At Completion

**Road Frontage:** 21

**Subdivision:** Arnold

**Occupancy:** Tenant

**List Office Name:** Montana Listings

---

## Fees and Taxes

**Tot Taxes:** \$19,155

