



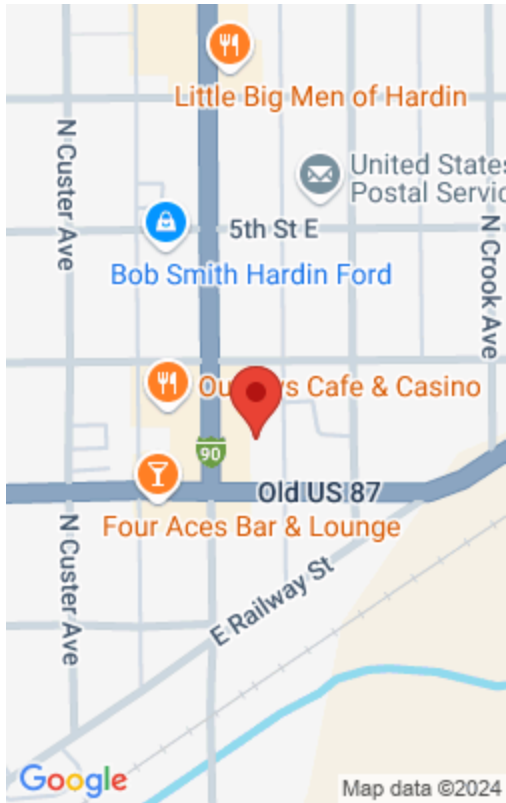
\$150,000

### HARDIN, MT, 59034

<https://billingsrealtybrokers.com>

HARDIN ORIGINAL TOWNSITE, S23, T01 S, R33 E, BLOCK 9, LOT 11, 3486 SQUARE FEET, LESS STRIP OF LAND ON N SIDE BEING .15' ON W BNDRY & .05' ON E BNDRY This 2400 square foot retail space is located in the charming historical downtown district of Hardin, Montana. Formerly operated as a sublimation, engraving [...]

- Retail
- Commercial
- Active



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## Basics

**Category:** Commercial

**Status:** Active

**Year built:** 1917, Existing

**County Or Parish:** Big Horn

**DOM:** 67

**Type:** Retail

**Half baths:** 0 half baths

**Zone:** Central Business District

**Land Sq Ft:** 3332 sq ft

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## Building Details

**Water:** Public

**Number of Levels:** 1

**Building Type:** Retail

**Roof:** Membrane

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## Amenities & Features

**Sewer:** City

**Parking Desc:** Blacktop

**Cooling:** Central

**Heating:** Natural Gas

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## Miscellaneous

**Virtual Tour Link:**

<https://www.propertypanorama.com/instaview/bmt/347258>

**Present Use:** Retail

**Sales Includes:** Building, See Remarks

**Subdivision:** HARDIN ORIGINAL TOWNSITE

**List Office Name:** Seder Realty LLC

**Possession:** At Completion

**Road Frontage:** 25

**Showing Instructions:** Call Agent

**Parcel Number:** L006100

**Office Sq Ft:** 1200 sq ft



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## Fees and Taxes

**Tot Taxes:** \$3,160

**Gross Annual Income:** \$100,000

