



\$449,900

## REED POINT, MT, 59069

<https://billingsrealtybrokers.com>

CAMPBELL FIRST ADDITION (REED POINT), S32, T01 S, R18 E, BLOCK 3, S 80'LTS 1-4 The historic hotel Montana built in 1909 has been a longtime focal point in Reed Point, located on the Yellowstone trail and home of the Great Montana Sheep Drive. The two story brick building began as Walker's Store, a mercantile [...]

- Business Opportunities
- Commercial
- Active
- 7100 sq ft

## Basics

**Category:** Commercial

**Status:** Active

**Area:** 7100 sq ft

**Zone:** Other

**Land Sq Ft:** 7840 sq ft

**Type:** Business Opportunities

**Half baths:** 0 half baths

**Year built:** 1909, Existing

**County Or Parish:** Stillwater

**DOM:** 43



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## Building Details

**Water:** Domestic Well

**Number of Levels:** 2

**Exterior material:** Brick

**Building Type:** Other

**Number Buildings:** 1

**Roof:** Metal

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## Amenities & Features

**Sewer:** City

**Parking Desc:** Street

**Cooling:** None

**Heating:** Gas Hot Water

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## Miscellaneous

**Restrictions:** See Deed

**Possession:** At Closing

**Sales Includes:** Building

**Subdivision:** Campbell First Addition

**Occupancy:** Tenant

**Insurance:** \$4,566

**Virtual Tour Link:**

<https://www.propertypanorama.com/instaview/bmt/347553>

**Present Use:** Other

**Showing Instructions:** Appointment Needed

**Parcel Number:** 0000040019

**List Office Name:** Parks Real Estate

**Office Sq Ft:** 0 sq ft

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## Fees and Taxes

**Tot Taxes:** \$2,750

**Annual Utility Costs:** \$3,672

**Gross Annual Income:** \$56,400

