



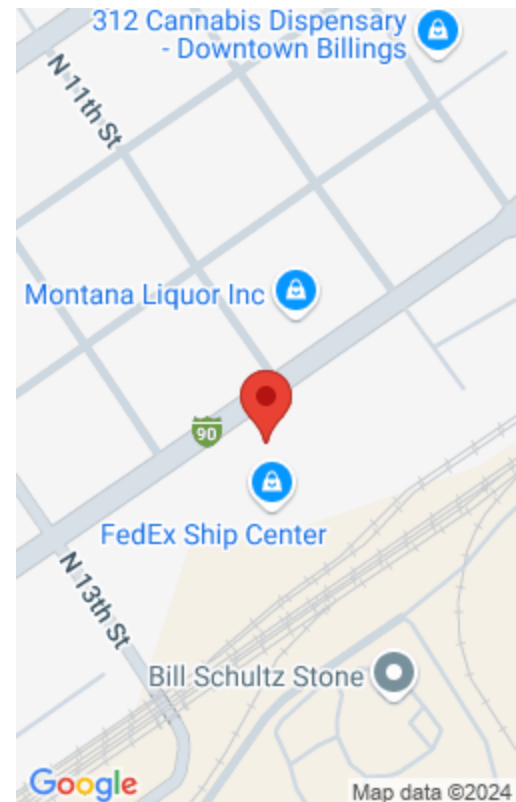
\$799,900

BILLINGS, MT, 59101

<https://billingsrealtybrokers.com>

EXCHANGE SUBD, S34, T01 N, R26 E, BLOCK 1, Lot 4A, AMD (16)
Step into a prime investment with a 33-unit building boasting ample parking and thoughtful amenities that enhance its value. Embrace the opportunity to own a piece of Billings' future with this versatile commercial building. Situated in the heart of the Eburd District, [...]

- Office/Warehouse
- Commercial
- Active
- 20700 sq ft



Basics

Category: Commercial

Type: Office/Warehouse

Half baths: 0 half baths

Year built: 1955, Existing

County Or Parish: Yellowstone

DOM: 2

Rent Period: Net Income

Status: Active

Area: 20700 sq ft

Zone: Community Commercial

Land Sq Ft: 39648 sq ft

Building Details

Water: Public

Number of Levels: 3

Exterior material: Metal, Stucco

Building Type: Office,Retail,Shop

Number Buildings: 1

Roof: Membrane

Amenities & Features

Sewer: Public

Parking Desc: Blacktop,Common Lot,Handicap

Cooling: Central,Wall,Window

Heating: Electric,Gas Forced Air

Miscellaneous



Virtual Tour Link:

<https://www.propertypanorama.com/instaview/bmt/349004>

Present Use: Church,Office,Other,Professional Service,Retail,Shop,Storage Space,Storefront,Warehouse

Sales Includes: Building,Equipment,Land

Subdivision: Exchange

Parcel Number: A24722

Misc Equipment: Refrigerator,Restrooms,Security System,Storage Area,Vending Machines

Insurance: \$5,923

Possession: At Completion

Road Frontage: 1000

Showing Instructions:
Agent Must
Accompany,Appointment
Needed

Type of Business: Office,
Shop, Mixed Use.

Occupancy: Multiple

List Office Name: Keller
Williams Yellowstone
Properties

Office Sq Ft: 20700 sq ft

Fees and Taxes

Tot Taxes: \$11,266

Gross Annual Income: \$102,600

Operating Expenses: \$57,914

