



# 2212 Broadwater Ave

2212 Broadwater Avenue  
Billings, Montana 59102

## Property Highlights

- Masonry
- Multi-tenant
- \$787,500
- Ample parking
- Alley access
- Separately submetered

## Property Description

Multi-tenant office building with strong rental history. Desirable location with great street presence. This masonry building has been well maintained since being built and is set up as a great investment

## OFFERING SUMMARY

Sale Price:	\$750,000
Number of Units:	4
Lot Size:	15,952 SF
Building Size:	5,244 SF
NOI:	\$55,400.00
Cap Rate:	7.39%
Traffic Count:	13401

SPACES	LEASE RATE	SPACE SIZE
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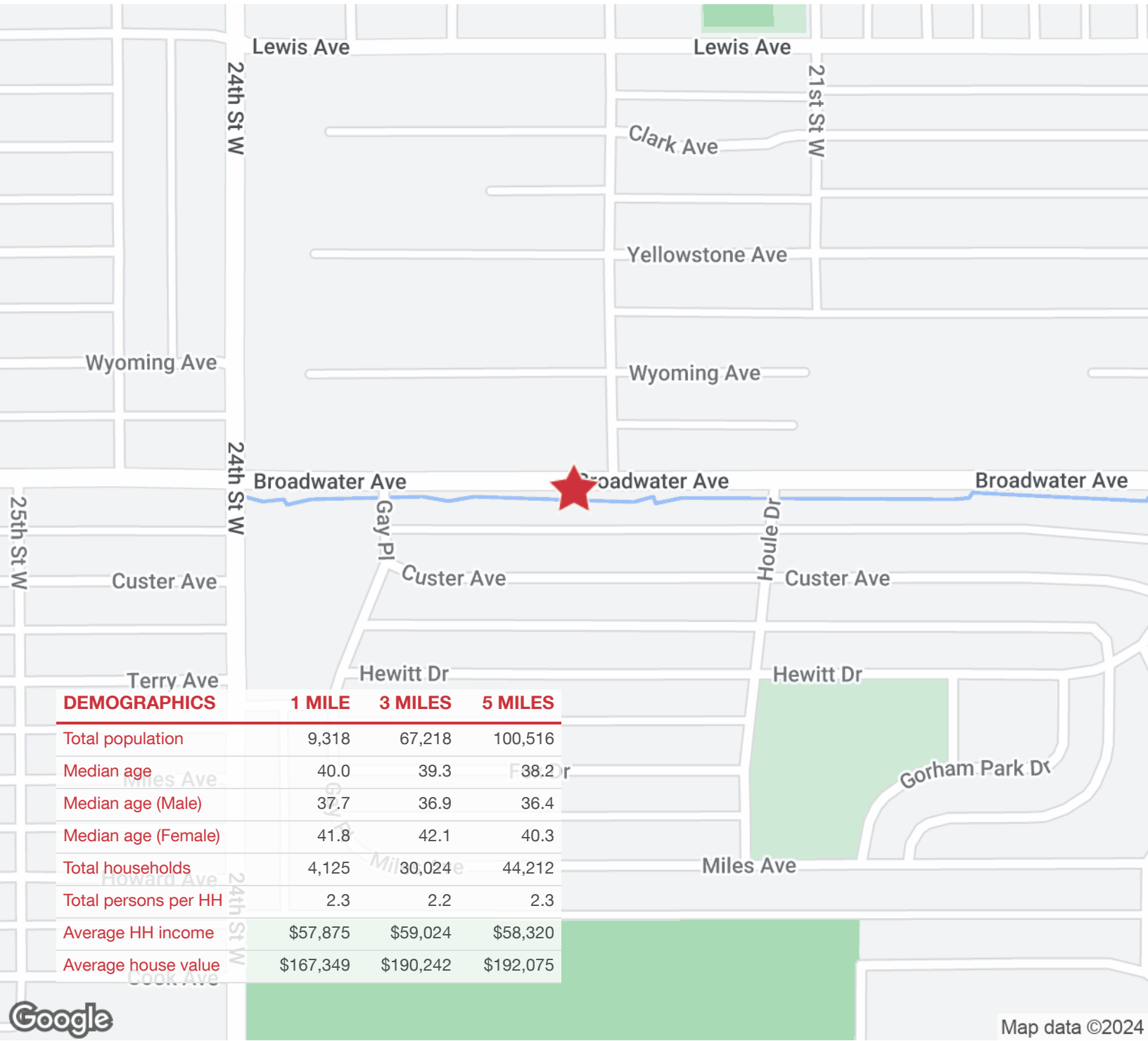
FOR SALE



OFFICE



5,244 SF



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