



FOR SALE



LAND



35,153



5548 Holiday Ave

Billings, Montana 59101

Property Highlights

- LOT FOR SALE
- Close to I90 exit
- Corner lot on Mullowney Lane and Holiday Ave
- 35,153 SF
- All City Service Available
- Traffic count 11,861
- Zoned CMU2-Corridor Mixed Use 2
- For Sale \$350,000

OFFERING SUMMARY

Sale Price:	\$350,000
Lot Size:	35,153 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	661	18,908	38,737
Total Population	1,392	39,337	81,360
Average HH Income	\$68,198	\$62,213	\$74,700

Property Description

High traffic location in fast growing residential / commercial area.

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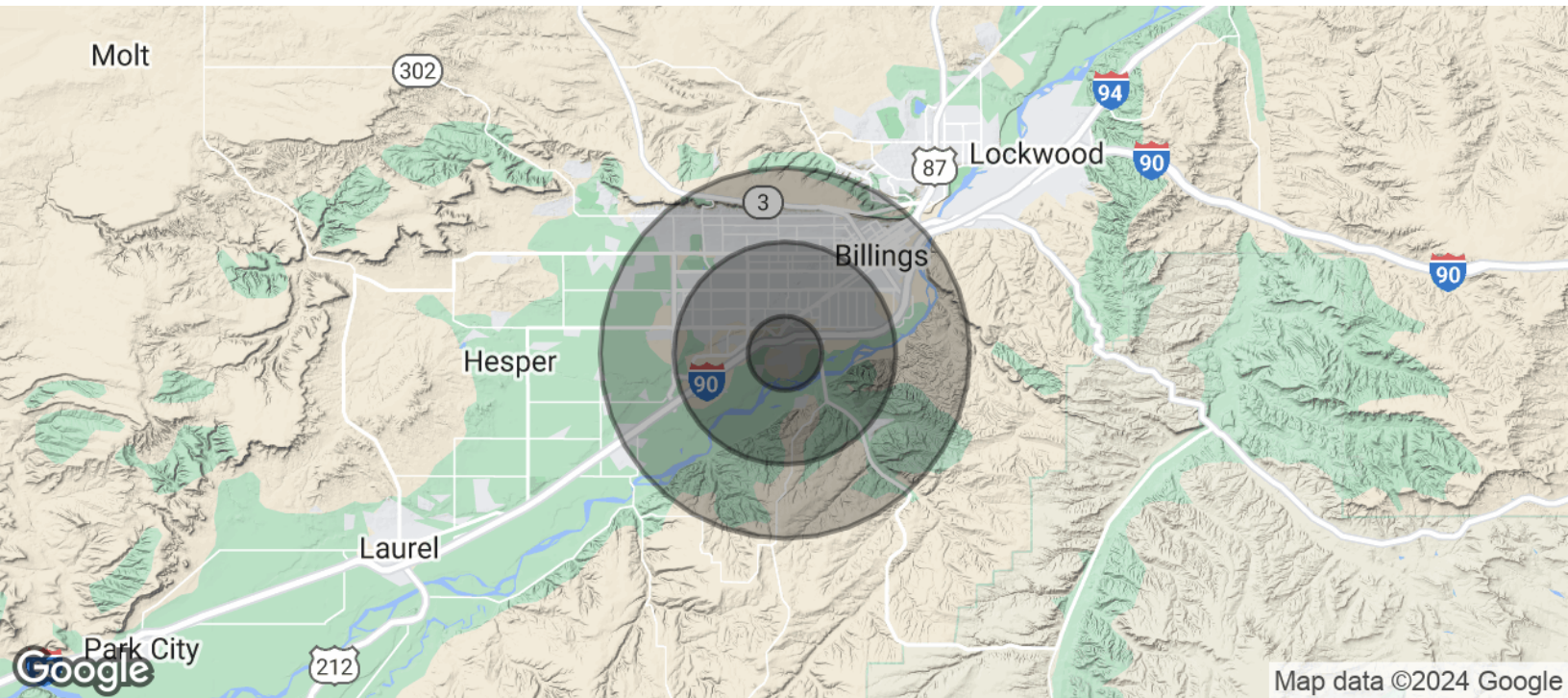
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POPULATION

1 MILE

3 MILES

5 MILES

Total Population	1,392	39,337	81,360
Average Age	38.2	37.9	39.6
Average Age (Male)	35.7	35.7	38.0
Average Age (Female)	41.7	40.1	41.3

HOUSEHOLDS & INCOME

1 MILE

3 MILES

5 MILES

Total Households	661	18,908	38,737
# of Persons per HH	2.1	2.1	2.1
Average HH Income	\$68,198	\$62,213	\$74,700
Average House Value	\$214,648	\$195,664	\$233,307

* Demographic data derived from 2020 ACS - US Census

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