



THE GARAGE BUSINESS W/ ASSIGNABLE LEASE

33 W HALEY SPRINGS RD, BOZEMAN, MT 59718



PROPERTY DESCRIPTION

Now is your chance to own a turn-key restaurant with Beer & Wine License in the heart of the picturesque Barn District. "The Garage" is a culinary haven that combines rustic charm with modern industrial flair. The spacious 3000sf interior is meticulously designed, creating a warm and inviting atmosphere. Equipped with a state-of-the-art commercial kitchen, service bar, and FFE. Restaurant beer and wine licenses has capacity for 99 seats or fewer and a catering endorsement. Existing lease expires July 1st, 2026.

PROPERTY HIGHLIGHTS

- Turn-key Restaurant
- Beer & Wine License
- FFE Included
- Lease Rate: \$24/SF/Yr
- NNN: \$7.75/SF/Yr

OFFERING SUMMARY

Sale Price:	\$300,000
Building Size:	3,000 SF

FOR SALE

SUNNY ODEGARD

broker
406.570.4931
sunny@so-red.com

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starncommercial.com

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