NAI Business Properties

For Sale

Retail Property

2,749 SF | $750,000



15th and Grand Avenue

1503 Grand Avenue
Billings, Montana 59102

Property Highlights

- Structure Size: 2,749 SF
- Lot Size: 13,783 SF
- Year Built: 1981
- Zoning: Community Commercial
- Grand ADT: 22,750
- 15th Street West ADT: 8,732

Property Description

High traffic retail pad site with excellent frontage to Grand Avenue on a lit intersection. There currently exists a small 2,749 SF Retail/C-Store on the site. Property is also accompanied with a billboard lease. Property was originally constructed as a gas station, but all tanks have been removed and has DEQ approval for closure.

OFFERING SUMMARY	
Sale Price	$750,000
Lot Size	0.32 Acres
Building Size	2,749 SF

DEMOGRAPHICS		
Stats	**Population**	**Avg. HH Income**
1 Mile	13,340	$51,386
3 Miles	66,687	$57,566
5 Miles	113,411	$57,302

For more information

Haley Vannatta, CCIM
O: 406 294 6317
hvannatta@naibusinessproperties.com

Matt Robertson, SIOR
O: 406 294 6308
mrobertson@naibusinessproperties.com

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3312 4th Avenue North
Billings, MT 59101
406 256 5000 tel
naibusinessproperties.com

Additional Photos







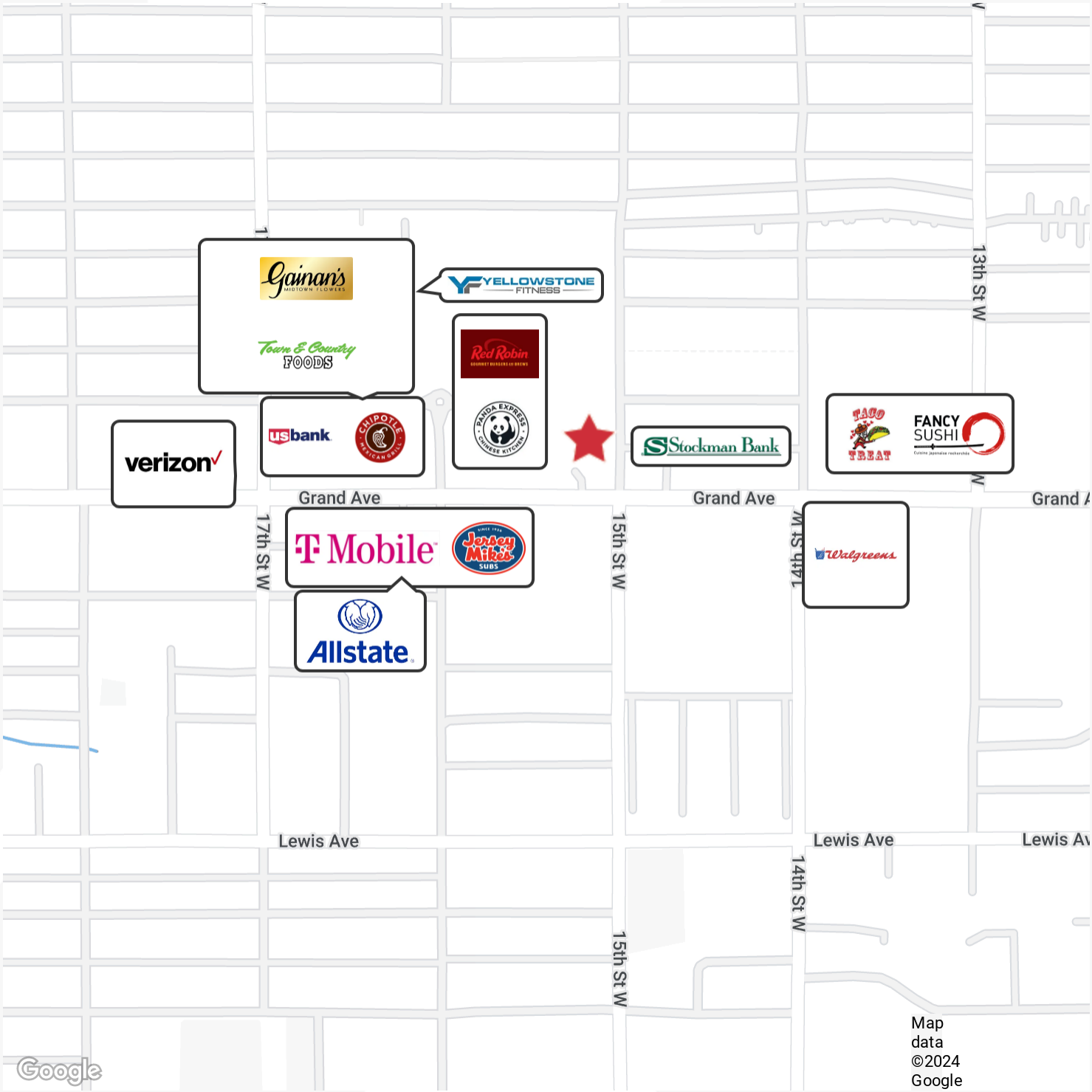
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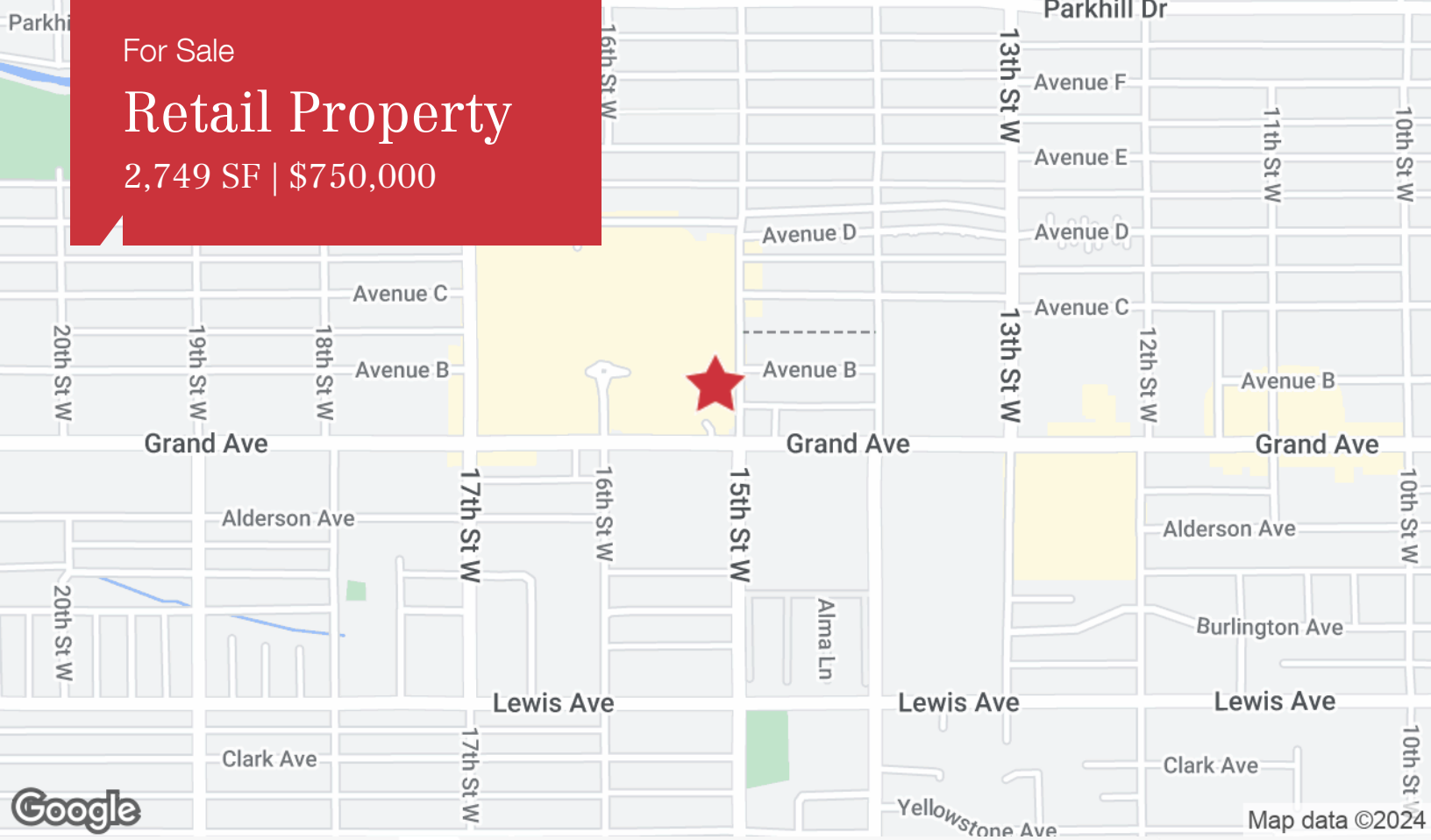
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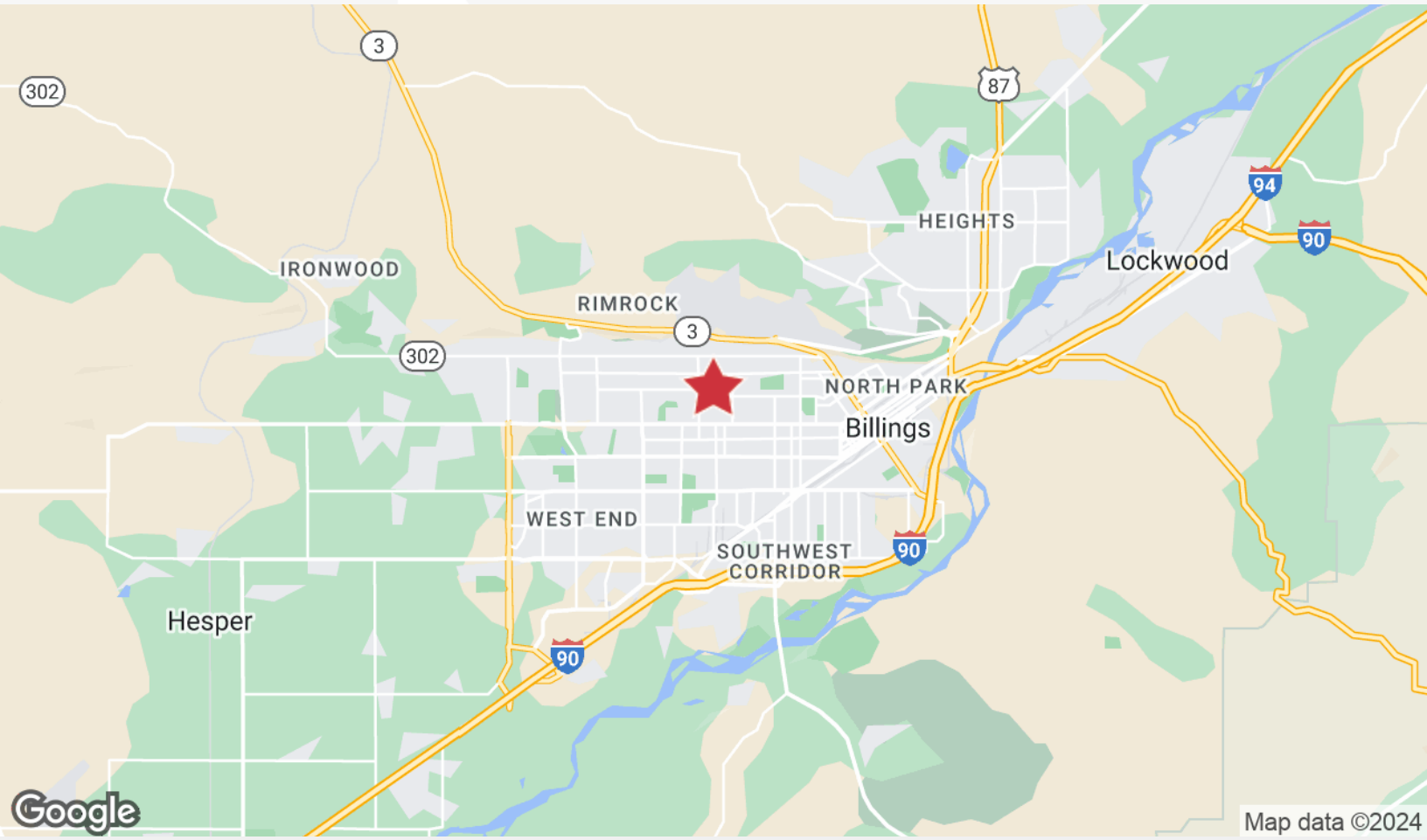
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