

# MISSOURI RIVER REALTY



LISTING #192ML



This exceptional commercial building, currently available for sale, is a lucrative investment opportunity that encompasses six distinct rental spaces tailored for office or business use. The property boasts a versatile layout, with four separate areas featuring their own private entrances, ensuring customer convenience. In addition to these rental units, the building offers a spacious garage for added utility. What sets this property apart is the inclusion of an owner's residence, a generous three-bedroom, two-bathroom apartment complete with its own carport. With a strong rental history, this commercial property promises both stable income potential and a comfortable living space for the owner. Don't miss the chance to secure ownership of the downtown commercial property

**Year Built: 1925**

**Lot Size: 11,750+/- sq ft.**

**Taxes: \$2,589**



**Property Address:**

**168 S 1st Ave E**

**Malta MT**

**\$249,000**

**#192ML**

**Missouri River Realty ~47177 US Highway 2 ~ Malta Mt. 59538~ 406-654-2273**

**[www.MissouriRiverRealty.com](http://www.MissouriRiverRealty.com)**

The information contained herein was obtained from the owner and the other sources deemed reliable but is not guaranteed. Prospective buyers are advised to examine the facts to their own satisfaction.