



**COLDWELL
BANKER
COMMERCIAL**

CBS

FOR SALE

304 NORTH 19TH STREET

59101, MT Billings

AVAILABLE SPACE

1,248 SF

ASKING PRICE

\$250,000

AREA

1248 SF restaurant space

10,500 SF lot

Walk-in cooler

Several new fixtures

Ample parking



Restaurant

Todd Sherman

O: 406 656 2001 | C: 406 570 8961

todd@cbcmontana.com

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1215 24th Street, Suite 240, Billings, MT 59102
406.656.2001



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OFFERING SUMMARY

Sale Price: \$250,000

Lot Size: 0.24 Acres

Building Size: 1,248 SF

Zoning: East Billings Central Works

PROPERTY OVERVIEW

1248 SF restaurant space

10,500 SF lot

Walk-in cooler

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3D Virtual Tour: <https://tinyurl.com/yya4arum>

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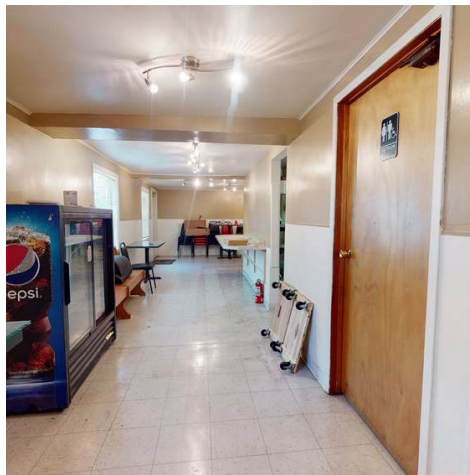
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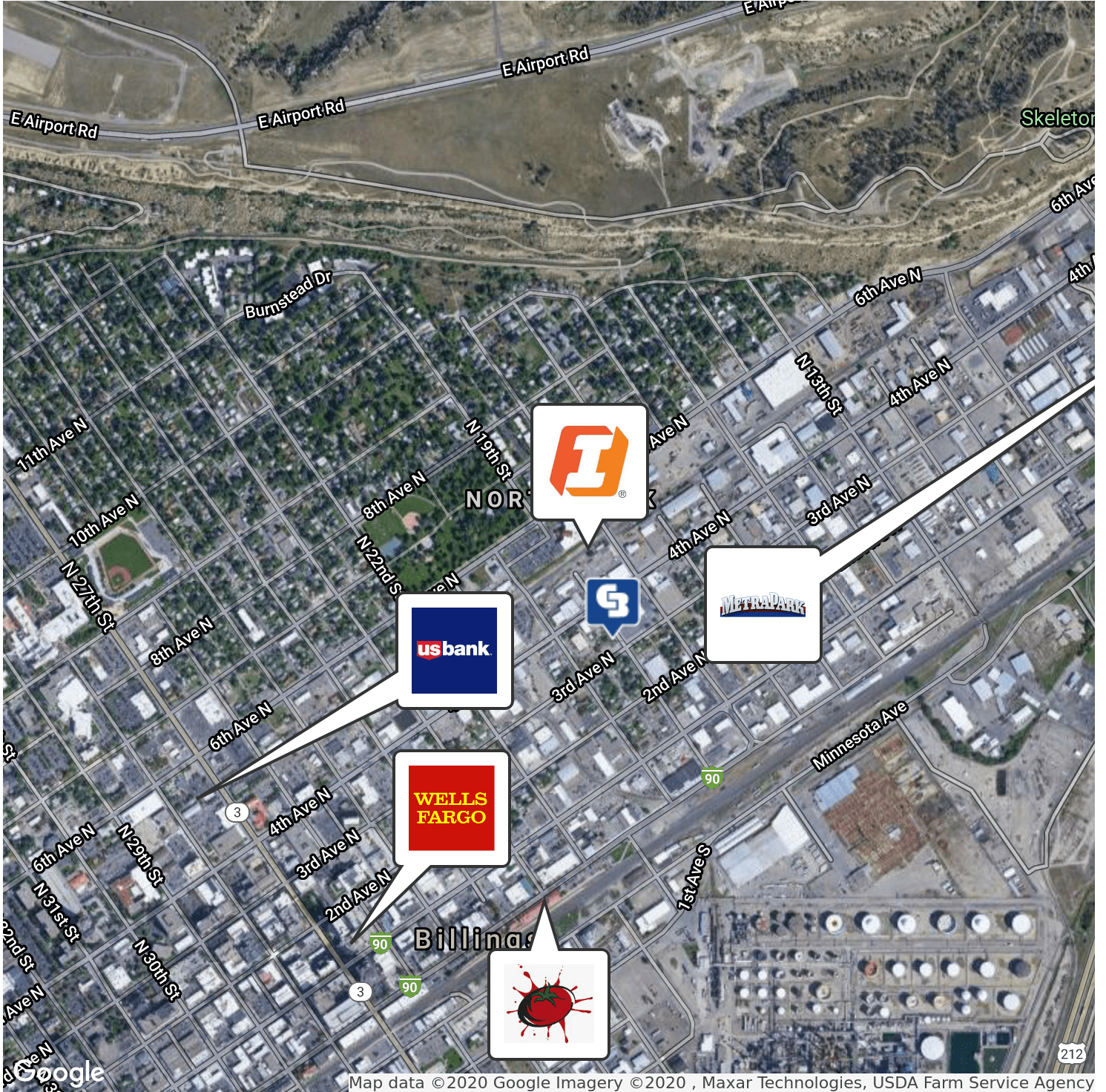
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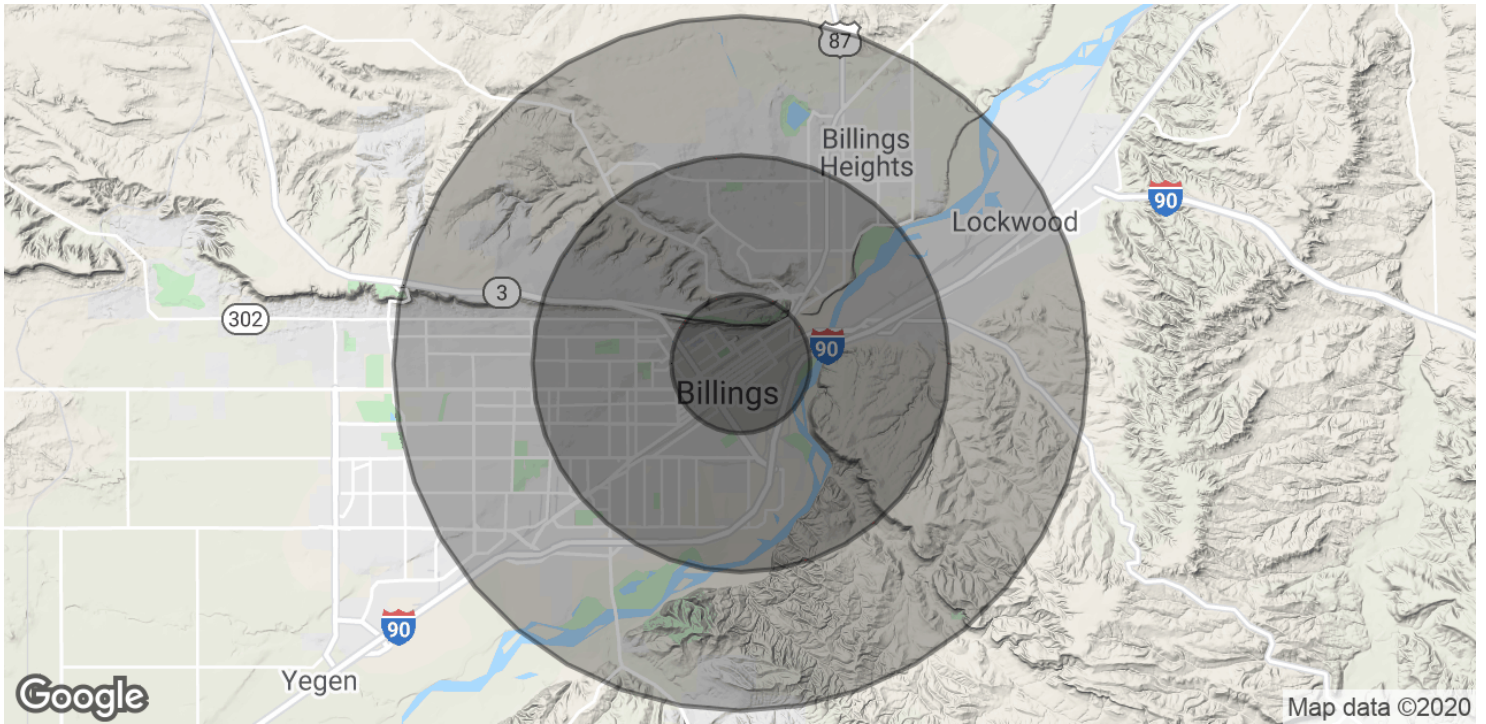
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,511	54,292	95,994
Average age	35.6	34.8	35.4
Average age (Male)	35.7	33.8	34.0
Average age (Female)	34.8	36.3	37.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	2,923	22,990	40,470
# of persons per HH	2.2	2.4	2.4
Average HH income	\$36,853	\$50,237	\$53,323
Average house value	\$157,088	\$149,166	\$158,291

* Demographic data derived from 2010 US Census

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