



**COLDWELL
BANKER
COMMERCIAL**

CBS

FOR SALE

354 BONNIE LANE

Billings, MT 59101

AVAILABLE SPACE

960 SF

ASKING PRICE

\$149,000

AREA

354 Bonnie Ln is the ideal live/work scenario or a very affordable way to get into a small office building with excess land to build a shop. With controlled industrial zoning, options are endless for the types of businesses that could use this property. This property was built in 2001 and comes with a new roof.



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OFFICE

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



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SALE



OFFERING SUMMARY

Sale Price: \$149,000

Lot Size: 0.43 Acres

Year Built: 2001

Building Size: 960 SF

Zoning: Controlled Industrial

Price / SF: \$155.21

PROPERTY OVERVIEW

*960SF Single Family Home/Office Building

*For Sale \$149,000

*18,900 SF Lot

*2 Bedrooms/Offices

*2 Bathrooms

*Zoned Controlled Industrial

*Built in 2001

*New Roof

*Ideal Set Up for Live/Work or Use the Home as an Office & Build a Shop

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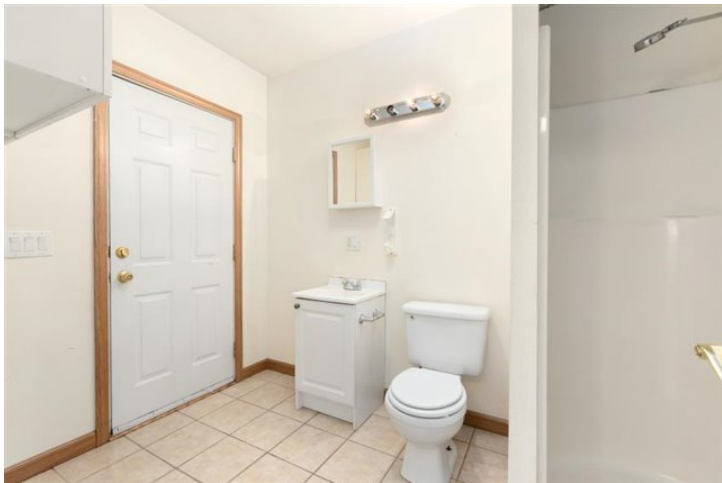
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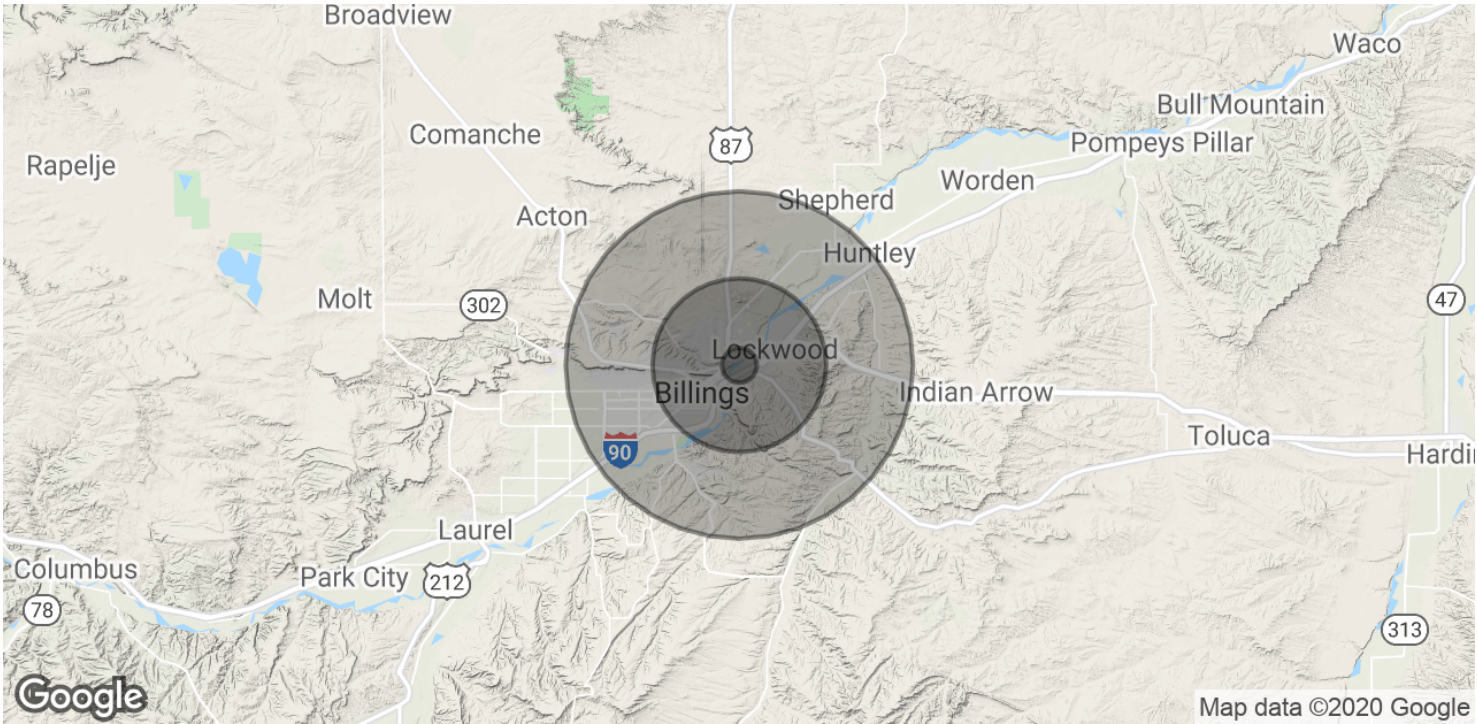
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	3,058	63,586	131,481
Average age	36.1	35.5	36.9
Average age (Male)	33.9	34.2	35.5
Average age (Female)	38.2	36.7	38.9

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	1,299	25,940	55,132
# of persons per HH	2.4	2.5	2.4
Average HH income	\$47,470	\$52,919	\$56,673
Average house value	\$144,315	\$149,809	\$172,858

* Demographic data derived from 2010 US Census

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