

SALE

LOT 4A HWY 47

Hardin, MT 59034



OFFERING SUMMARY

Sale Price:	\$95,000
Lot Size:	35,719 SF

PROPERTY DESCRIPTION

This 35,719 square foot lot offers an excellent location with Hardin city services available, situated along Highway 47 and directly across from Love's Truck Stop. With great access to Interstate 90, this property is perfectly positioned for commercial development or investment. Priced at \$95,000, it presents a fantastic opportunity in a high-traffic area with easy connectivity to the surrounding region.

PROPERTY HIGHLIGHTS

- 35,719 Sq Ft Lot with Hardin City Services along Hwy 47.
- Across from Love's Truck Stop
- Great access to Interstate 90

Bruce Knudsen, CPA
406 698 8636
bruce@cbcmontana.com



**COLDWELL BANKER
COMMERCIAL**
CBS

SALE

LOT 4A HWY 47

Hardin, MT 59034



Bruce Knudsen, CPA
406 698 8636
bruce@cbcmontana.com

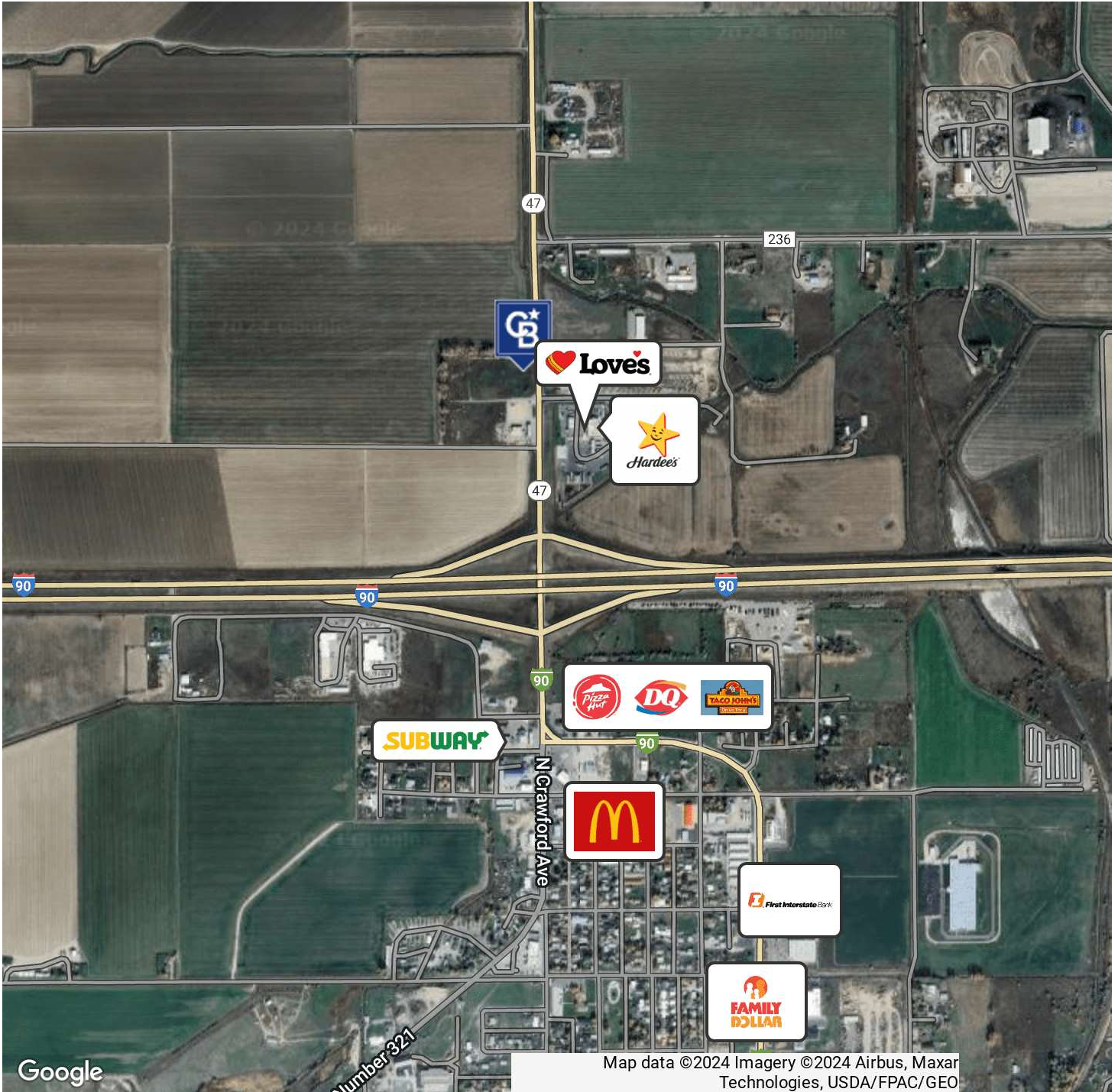


**COLDWELL BANKER
COMMERCIAL**
CBS

SALE

LOT 4A HWY 47

Hardin, MT 59034



Bruce Knudsen, CPA
406 698 8636
bruce@cbcmontana.com



**COLDWELL BANKER
COMMERCIAL**
CBS

SALE

LOT 4A HWY 47

Hardin, MT 59034



BRUCE KNUDSEN, CPA

Commercial Sales Professional

bruce@cbcmontana.com

Direct: 406.698.8636 | Cell: 406.698.8636

PROFESSIONAL BACKGROUND

Bruce is a highly accomplished professional with a solid educational background. His career began at KPMG, where he worked as an auditor from March 1987 to September 1991, gaining valuable financial analysis skills. Bruce then transitioned to independent consulting, specializing in troubled debt workouts, expert witness work, and related consulting services until October 1993.

With an entrepreneurial spirit, Bruce embarked on various business ventures. From October 1993 to September 2003, he owned and operated a successful delivery company. Following that, he established his own tax preparation and accounting services firm, running it from September 2003 to May 2015.

In May 2015, Bruce took on a new challenge as Vice President and CEO of Bridger Steel Inc., leading the company until February 2022. Continuing his entrepreneurial journey, he has been the proprietor of SMART Steel in Lafayette, LA, since November 2021.

Bruce's career is a testament to his financial expertise, leadership, and ability to thrive in diverse business ventures. Alongside his professional achievements, he remains engaged in his community, having served as a past member of the Billings Catholic School Board.

MEMBERSHIPS

- Montana Association of Realtors
- National Association of Realtors

CBS
3135 Meadow View Dr.
Billings, MT 59102
406.656.2001

Bruce Knudsen, CPA
406 698 8636
bruce@cbcmontana.com



**COLDWELL BANKER
COMMERCIAL**
CBS