

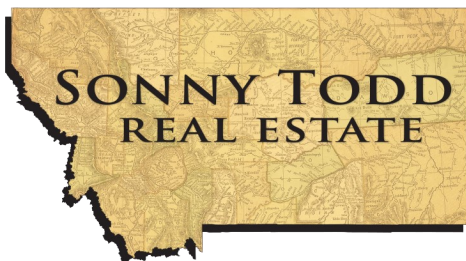


115 Central Avenue

Reed Point, MT

\$295,000

Just over one acre in Reed Point. Opportunity awaits. The property has up to 4 septic hookups available to the city. Two are currently hooked up, the other two would require a \$800 fee. With no zoning the property could go business, industrial, residential, AND the old Reed Point school could be renovated into housing or commercial. The building is 3522 sq. ft. The building was last used as a school in 2018 so it is in decent shape.



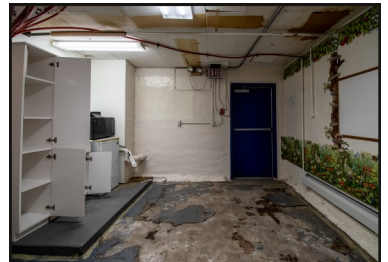
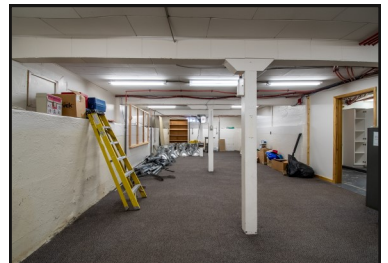
Offered Exclusively By:
Sonny Todd Real Estate
301 West First Avenue, PO Box 828
Big Timber, Montana 59011
Office: (406) 932-1031



**Mary Ann
Duffey**
(406) 930-6607



- 3,522 sq. ft. building
- 1.15+/- Acres
- Great investment opportunity
- No Zoning
- Taxes: \$1,794
- 4 Septic hookups, 2 currently hooked up



Notice: The data contained herein was obtained from the owner and other sources deemed reliable, but is not guaranteed by agents. Prospective purchasers are advised to examine the facts to their own satisfaction. This offering is subject to change of price and terms, lease, prior sale or withdrawal from the market, without notice.



Legal Description :

GUTHRIE ADD (REED POINT), S31, T01 S, R18 E, LTS 16-18 BLK 2 & A TRACT 280.17 FT X 178.71 FT IN BLK 2



This map is for visual aid only and accuracy is not guaranteed

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