

Information about 2831 Fort Missoula Rd. – Suite 304

COA Fees - \$598/mo includes all utilities except electricity and internet.

Property Taxes - \$3,917 is paid by owner of unit separate from COA Fees

Improvements to CMC Bldg 2 Suite 304 since 2021

New paint

New flooring

New faucets and traps on sinks

New vanity in bathroom

Doors to adjoining suites closed off permanently

Doctor's personal office expanded

Door knobs and pulls on cabinets replaced

GFCI Outlets installed as per current code

New Heat Pump

Improvements to CMC Bldg 2 Since 2021

Landscaping done to exterior perimeter of building

Roof Ladder Installed

2nd Floor Main Sewer Drain Replaced

Electric Reader Boards Installed in lobbies

Mailboxes painted and Suite Numbers installed on boxes

PVC ball valve replacement

New recirculation pump installed and actuators replaced

Upper Roof Replaced

Spray bar repaired in cooling tower

1st Floor Main Sewer Line Replaced as well as tie ins

Heat pump loop controls replaced

Main electrical ground was completed

Possible Future Improvements

Elevators might need to be replaced at some point– COA has made two assessments of \$100,000 one in 2025 and one coming July 2026 which should cover most of the cost of elevators with additional income from increased COA Fees.