

Redevelopment Property for SALE

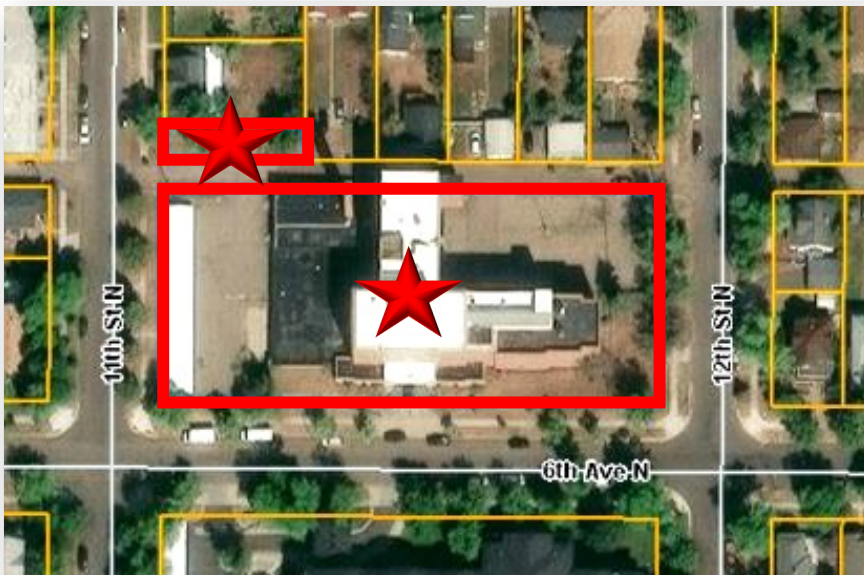
1109 6th Ave. N.

\$1,600,000

Approx. 68,925 SF of Interior Space

Great Falls, MT 59401

Approx. 1.265 Acre Lot



FEATURES

- Built in 1929; updates in 2021-current
- 10'-16' wall height
- Paved, off-street parking lot with security fencing
- Some new windows and security system with motion sensors
- Zoned R-6 Multi-Family High Density; Buyer to verify its intended use with City
- 2023 Taxes: \$6,985.26
- Phase I & II, sprinkler bid, historic property records, and architectural drawings for 80+ living units available

FOR MORE INFORMATION PLEASE CONTACT

Scott Blumfield

Broker

406.750.0276

scott@catalyst-cre.com

www.catalyst-cre.com



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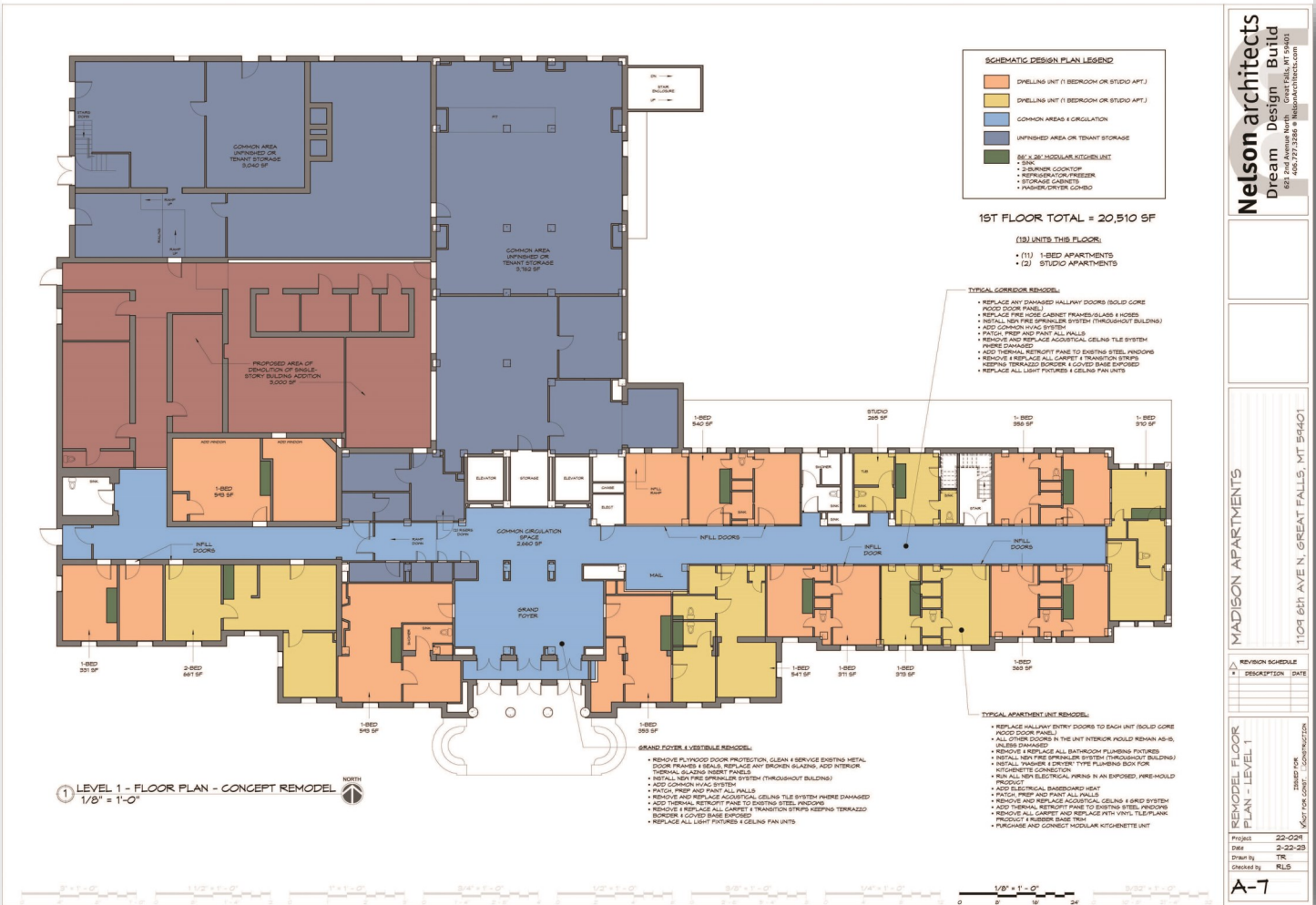
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Nelson architects
Dream Design BuIt
402 West 23rd Street
Great Falls, MT 59401
406.737.3288 • NelsonArchitects.com

MADISON APARTMENTS
1109 6TH AVENUE N., GREAT FALLS, MT 59401

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406.727.2328 • info@nelsonarch.com

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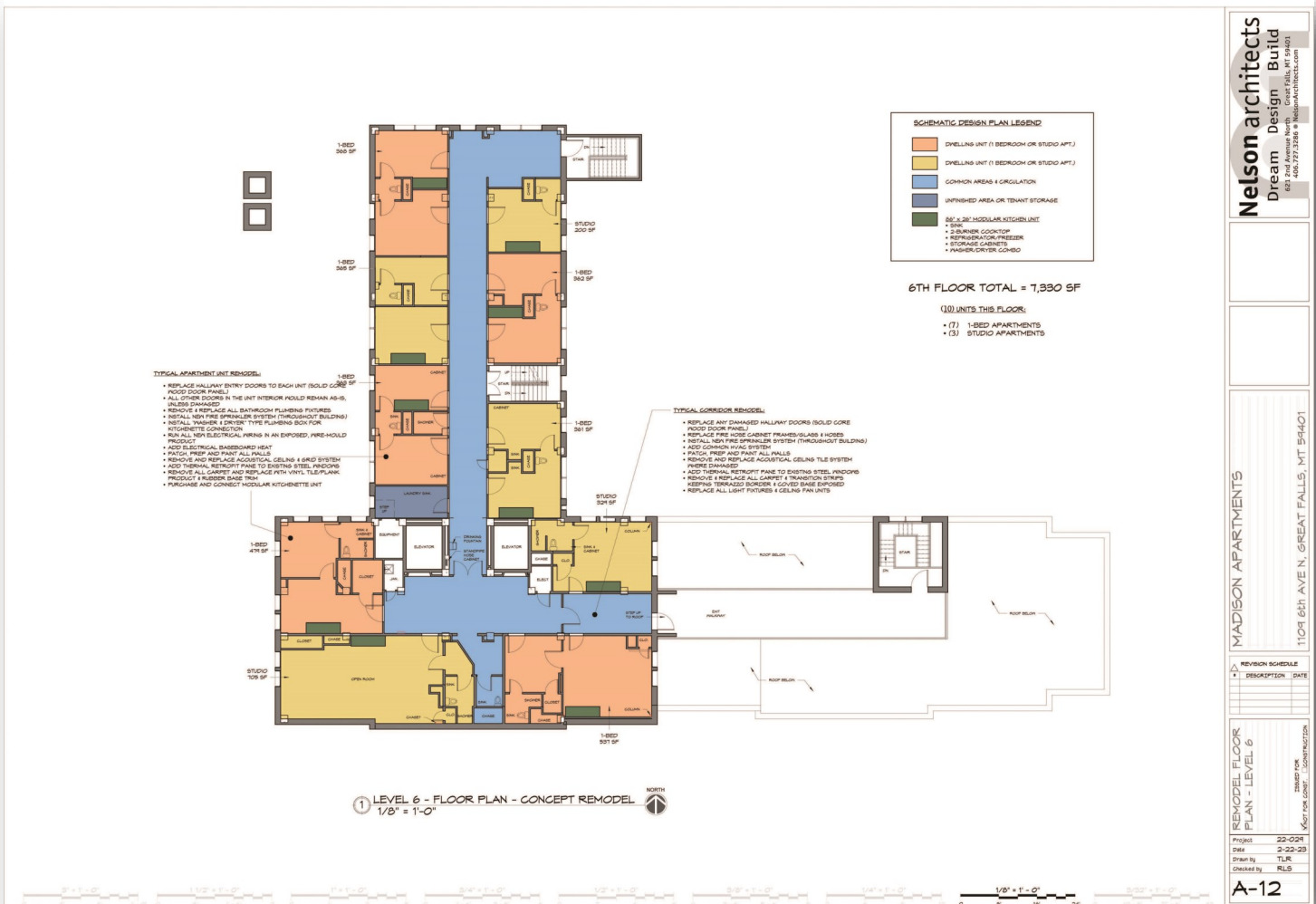
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