

MLS#: **30021432**Status: **Active**Recent: **03/14/2024 : New Listing**Prop Type: **Commercial Lease**Sub Type: **Part of Building**Price: **\$2,650.00**DOM/CDOM: **0/0**Unit: **A** Geocode: **07396513112080000**Yr Built: **2024** County: **Flathead**Lot Size: **0.35 ac/Public Rec
15,246 sqft** Leasable SqFt: **1,020**Tot Bldg SqFt: **4,102**

Existing Lease Type:

Interior FeaturesBasement: **No**Fireplace: **No****Exterior Features**Garage: **No Garage**
Construction: **Metal Siding, Wood Frame, Wood Siding**Carport: **No**

Fencing:

View: **Level**
Topography: **Level****Systems & Utilities**Cooling:
Heating: **Wall Unit**
Other Equip:
Radon Feat: Sewer: **Public Sewer**
Water:
Utilities: **Electricity Connected, Internet Available**
Off Grid: **No****Public Remarks**

Industrial flex space available. 1,020SF end unit with an office and restroom. Space has 12' ceilings with an overhead door. Zoned B2 located near downtown Kalispell in a professional business development. Offered at \$2,650/mo modified gross plus \$100/mo for electric. Listing Agent is related to the Owner. Contact Cecil Waatti 406.890.4000 or your real estate professional.

Legal/TaxesAssessor #: **0000004338**
Zoning: **Business/B2**
Legal Desc: **LEE MERIDIAN BUSINESS PARK, S13, T28 N, R22 W, Lot 4 Unit A**
Lease Term Remarks: **Modified Gross**Covenant:
School Dist:**Agent/Broker Info**List Office: **Coldwell Banker Landstar Properties**
Office Phone: **406-309-6636**
Office Fax:
Address: **27 Meridian Crt Ste 117, Kalispell, MT 59901**List Agent: **Cecil Waatti**
Contact #: **406-890-4000**
cecil.waatti@coldwellbanker.com
LA License #: **RRE-BRO-LIC-99389****Showing**Lock Box Desc: Lock Box Loc: Sign On Property: **Yes**
Showing Requirements: **Contact List Agent/List Office, Vacant**
Showing Contact Type: **Listing Agent** Showing Name: **Cecil** Showing Phone: **406-890-4000**
Directions: **Google maps will bring you to it.****Listing/Contract Info**Owner Name: **Ridgestone, LLC**Owner Phone:
Agent Owned: **Yes**Land Lease Y/N:
Buyer Financing:
Buy Fin Closing Entity:
Buy Fin Owner Fin % Down:
Buy Fin Owner Fin Tot Pymt:
Occupancy Type:
Orig List Price: **\$2,650**
Under Contract Date:Buyer Agency Comp: **2.5 %**

Adjacent Owners:

Dual Variable Comp Y/N:

Listing Service: **Full Service**

Sub Agency:

Listing Agreement: **Exclusive Right To Sell**

Builder Name:

Listing Terms: **Lease Option**

Possession:

Expiration Date: **03/31/2025**Listing Contract Date: **03/14/2024**

The information has been provided by the Seller and has not been verified by the Broker. Information is deemed reliable but not guaranteed.

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