

MLS#: **30020338**Status: **Active**Recent: **02/21/2024 : New Listing**Prop Type: **Commercial Lease**Sub Type: **Part of Building**Price: **\$2,595.00**DOM/CDOM: **0/0**Unit: **D** Geocode: **07396513112080000**Yr Built: **2024** County: **Flathead**Lot Size: **0.35 ac/Public Rec  
15,246 sqft** Leasable SqFt: **1,000**Tot Bldg SqFt: **4,102**

Existing Lease Type:

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

Fencing:

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

Industrial flex space available. 1,000SF 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 \$2,595/mo modified gross plus \$100/mo for electric. Listing Agent is related to the Seller. Contact Cecil Waatti 406.890.4000 or your real estate professional.

**Legal/Taxes**Assessor #: **0000004338**  
Zoning: **Business/B2**  
Legal Desc: **LEE MERIDIAN BUSINESS PARK, S13, T28 N, R22 W, Lot 4**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](mailto: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** Showing Name: **Anna** Showing Phone: **4062494798**  
Showing Contact Type: **Listing Office** Directions: **Google maps will bring you to it.****Listing/Contract Info**Owner Name: **Ridgestone, LLC**Owner Phone: Land Lease Y/N: Buyer Agency Comp: **2.5 %**Agent Owned: **Yes**Buyer Financing: Dual Variable Comp Y/N: Adjacent Owners: Buy Fin Closing Entity: Sub Agency: Listing Service: **Full Service**Buy Fin Owner Fin % Down: Builder Name: Listing Agreement: **Exclusive Right To Sell**Buy Fin Owner Fin Tot Pymt: Listing Terms: **Lease Option**Occupancy Type: Listing Contract Date: **02/21/2024**Possession: Orig List Price: **\$2,595**Expiration Date: **02/28/2025**Under Contract Date:

**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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