

**BY OWNER**

REALITY NETWORK®



**Price: \$59,000      Address: 410-C N. First Street, Hamilton**

**Property**

**Covenants:** Zoning      **Road:** Paved Highway 93  
**Property Tax:** \$1,370.48 for 2019      **Drinking Water:** City  
**Land Size:** 0      **Fencing:** None  
**Garage / Parking:** Paved Parking Lot      **Year Built:** Major Remodel 2000  
**Includes:** Interest In Common Areas

**Legal:** Unit C Sportsman Business Complex

**Individual Units**

**Total Number of Units:** 2

**Unit 1**    **Sq Ft:** 2015    **Beds:** 0    **Baths:** 0    **Rent:** \$0  
**Unit 2**    **Sq Ft:** 0    **Beds:** 0    **Baths:** 0    **Rent:** \$0  
**Unit 3**    **Sq Ft:** 0    **Beds:** 0    **Baths:** 0    **Rent:** \$0

**Unit 4**    **Sq Ft:** 0    **Beds:** 0    **Baths:** 0    **Rent:** \$0  
**Unit 5**    **Sq Ft:** 0    **Beds:** 0    **Baths:** 0    **Rent:** \$0  
**Unit 6**    **Sq Ft:** 0    **Beds:** 0    **Baths:** 0    **Rent:** \$0

**Directions**

- North On Highway 93 To 410
- Sportsman Business Complex On East Side
- Just North Of Pine Street

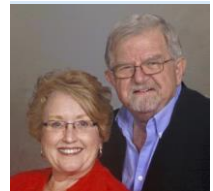
**AFFORDABLE HIGHWAY FRONTAGE**

- 2015 Sq. Ft. Commercial Space
- Located In Business Condominium Complex
- High Visibility With Highway 93 Frontage
- Natural Gas Force Air Heat
- Central Air Conditioning
- Association Maintains Common Elements
- Front And Rear Entrances

**Agent Related To Seller**

Information is deemed to be correct but no guarantees are made by the real estate office, the agent, or the seller. All prospective buyers should perform their own independent investigation of all conditions related to a possible sale of this property.

**BY OWNER**  
REALITY NETWORK®

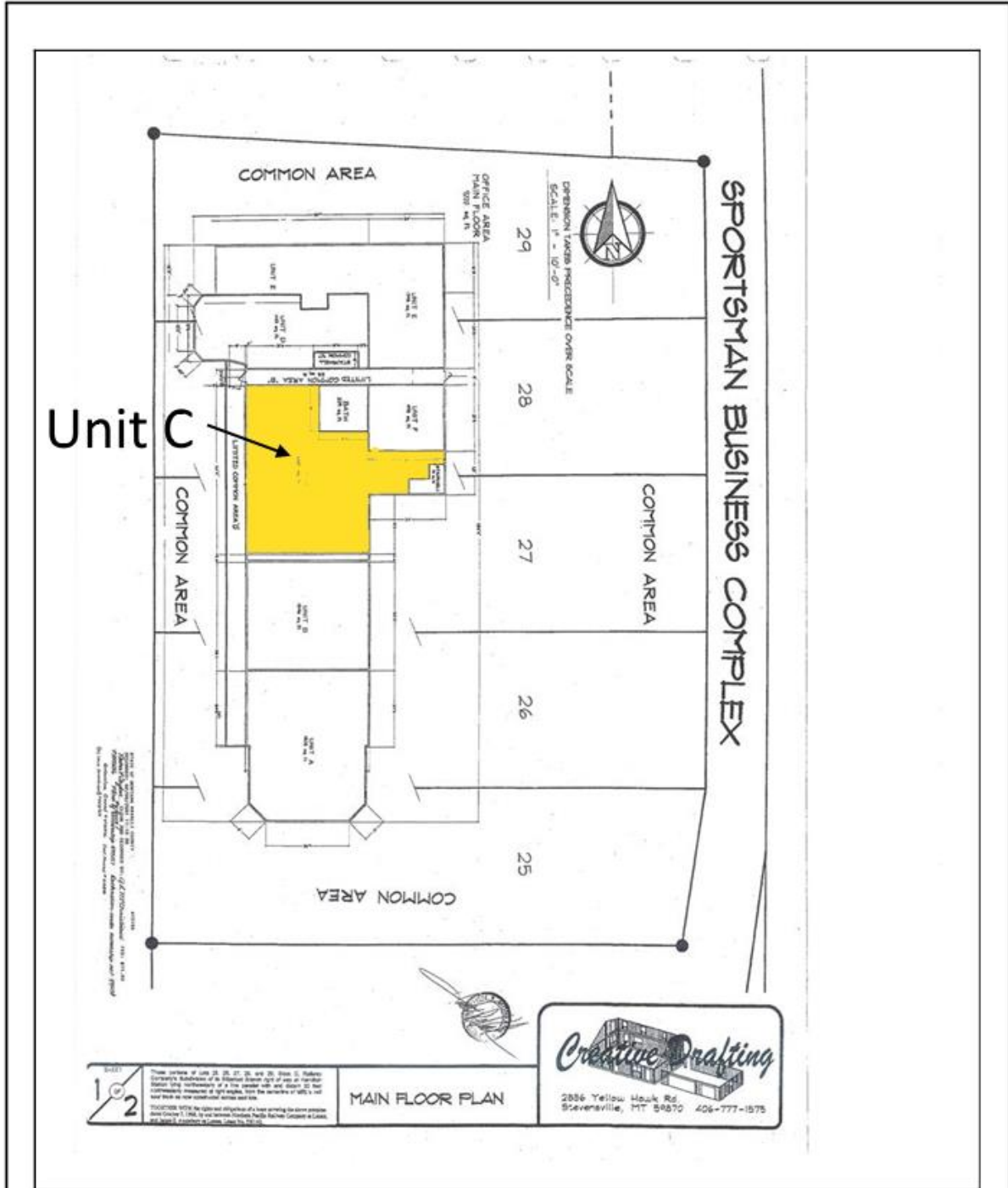


**Office: (406) 363-1606**  
410 A North 1st St / Hamilton, MT 59840  
Website: www.ByOwnerHamilton.com  
email: info@ByOwnerHamilton.com  
**Agent: (406) 546-5801 cell**  
email: info@ByOwnerHamilton.com

**Andy and Teri Polumsky**

**Regional # 21918335    HC226**





This Plat was supplied by a Title Company as part of a Preliminary Listing Package. Occasionally additional or different information is revealed during a Final Title Search which could modify or replace it. Final Title Searches are conducted after the property goes under contract. At that time, if any additional documents are revealed which are of concern to you, you may cancel the contract with no penalty.