

\$675,000 - 1037 Riverside Drive, Billings

MLS® #348331

\$675,000

Bedroom, 0.00 Bathroom,
Commercial Sale on 3.42 Acres

rural, Billings, MT

Motivated Seller. Prime potential Commercial Land Opportunity - 3.42 Acres on I-90, Sugar Ave & South Frontage Rd

3.42-acre parcel currently zoned as rural property, perfectly positioned along I-90, offering unparalleled visibility with heavy daily traffic. Nestled between Sugar Ave and South Frontage Rd, two highly sought-after roads featuring new commercial developments, this property is ideal for businesses looking to thrive in a rapidly growing area. The land is equipped with City water and currently on septic, making it a prime candidate for re-zoning and annexation. Strategic location and excellent potential for development in booming commercial corridor! Two homes and outbuildings exist on the property, but value is in the land. Info per public record Buyer/Buyers agent due diligence required for researching potential. Lot lines shown in the picture are for reference only.

Built in 1945

Essential Information

MLS® #	348331
Price	\$675,000
Bathrooms	0.00
Acres	3.42
Year Built	1945
Type	Commercial Sale
Sub-Type	Land



Status Active

Community Information

Address 1037 Riverside Drive
Area (04) South Billings
Subdivision rural
City Billings
County Yellowstone
State MT
Zip Code 59101

Interior

Heating Forced Air, Gas
Cooling Other, Window Unit(s)
of Stories 1
Stories One