

\$3,465,000 - Tr A Remainder England Boulevard, Missoula

MLS® #30010344

\$3,465,000

Bedroom, Bathroom,
Land on 33.00 Acres

N/A, Missoula, MT

Dougherty Ranch 33; Ac Tract in the path of development.

This parcel transitions from low-density residential on the southwest area in the flight path to high-density and mixed-use on the north and northeast portions. See docs for permitted uses in Form Based Code and other pertinent information.

On the west side of Missoula between West Broadway and Mullan Road. Public Water and sewer as well as the major arterial road in development.

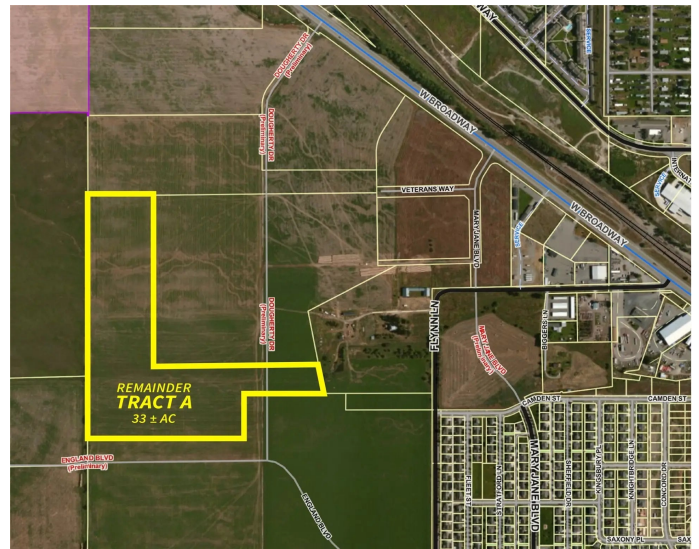
Great buy and start planning process as neighboring projects are breaking ground soon.

Zoom or in-person meeting is recommended for an overview of the property. Recommend zoom call for overview of zoning, form based code, and nearby projects.

Neighboring Projects close to breaking ground, extending roads and infrastructure.

George Elmer, a 90' wide main commuter road will pass through the property.

Part of the historical Dougherty Ranch land.



Essential Information

MLS® #	30010344
Price	\$3,465,000
Acres	33.00
Type	Land
Sub-Type	Residential
Status	Active

Community Information

Address	Tr A Remainder England Boulevard
Subdivision	N/A
City	Missoula
County	Missoula
State	MT
Zip Code	59808

Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Available, Phone Available, See Remarks
View	Meadow, Mountain(s), Residential, Ski Area

Additional Information

Date Listed	July 12th, 2023
Days on Market	831
Zoning	See Remarks