

\$4,750,000 - 15267 Mullan Road, Missoula

MLS® #30040809

\$4,750,000

Bedroom, Bathroom, 49,000 sqft
Commercial Sale on 10.31 Acres

N/A, Missoula, MT

This mixed-use property offers an outstanding combination of established revenue streams and future growth potential. 6.85% CAP rate based on 2024 actual income/expense. Positioned strategically for Missoula Valley's growth trajectory in the West valley. Located in the Frenchtown area, this property includes: Plum Storage: 244 unit Class A storage facility with over 90% occupancy, offering stable rental income from secure and well-maintained units.

Frenchtown Valley View Mobile Home Park: 100% occupied 22-lot mobile home park with stabilized, long-term rental income.

Single-Family Farmhouse: This three bedroom / two bathroom charming residence provides additional rental income, workforce housing, or on-site management housing. 40x60 insulated and heated owner shop, and 30x30 pole barn shop. ISP relay for broadband access on-site.

Strategically positioned with excellent access to I-90, this property promises immediate cash flow along with long-term growth potential. Intellectual property and continued turnkey management may be negotiated.

Broker-owned

Built in 2018

Essential Information

MLS® #	30040809
Price	\$4,750,000



Square Footage	49,000
Acres	10.31
Year Built	2018
Type	Commercial Sale
Sub-Type	Building/Land
Status	Active

Community Information

Address	15267 Mullan Road
Subdivision	N/A
City	Missoula
County	Missoula
State	MT
Zip Code	59808

Exterior

Foundation	Poured, Slab
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Additional Information

Date Listed	February 11th, 2025
Days on Market	246