

\$425,000 - 3565 Us Highway 93 S, Darby

MLS® #30051460

\$425,000

Bedroom, Bathroom,
Commercial Sale on 1.52 Acres

N/A, Darby, MT

Endless opportunities await this 1.52acre parcel that currently includes a 16 unit Storage Complex and a retired Gas Station/Shop. Highway 93 Frontage and within walking distance of downtown Darby provides convenient access to both.

The Gas Station went under a complete environmental cleanup process after its closing removing the above ground storage tanks. Once the procedure was completed it was inspected and approved by DEQ. (See attached documentation)

The Gas Station/Shop is currently being used for weather tight storage; in recent times it was our local Fireworks Stand providing pyrotechnics for residents to celebrate Independence Day!

The Storage Complex consists of 8â€“5x10 ft., and 8â€“10x20 ft. units - currently rented. (Documentation Available Upon Request)
Ample open space on the west side of property allowing for additional parking or building expansion.

Built in 1945

Essential Information

MLS® #	30051460
Price	\$425,000
Acres	1.52
Year Built	1945
Type	Commercial Sale



Sub-Type	Building/Land
Status	Active

Community Information

Address	3565 Us Highway 93 S
Subdivision	N/A
City	Darby
County	Ravalli
State	MT
Zip Code	59829

Amenities

Utilities	Electricity Connected, Phone Available
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Interior

Interior	Concrete
Basement	None

Exterior

Roof	Metal
Foundation	Poured

School Information

District	District No. 9
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Additional Information

Date Listed	June 16th, 2025
Days on Market	126
Zoning	None