

\$1,248,500 - 7151 Kestrel Drive, Missoula

MLS® #30052025

\$1,248,500

Bedroom, Bathroom, 4,320 sqft
Commercial Sale on 4.56 Acres

Missoula Development Park - Phase 1,
Missoula, MT

FOR SALE or LEASE!

Presenting a prime investment or development opportunity, 7151 Kestrel Dr offers a well maintained 4,320 SF building, ideal for office users, developers and/or investors. Located on 4.56 acres, this property has additional building sites for future development opportunities. This property was built in 2000, and more recently updated in 2018. Zoned M1-2 provides flexibility for a range of commercial uses. Located in the sought-after Missoula area, this property embodies potential and promise for businesses, developers, and savvy investors looking to expand their portfolio. Don't miss the chance to secure a foothold in this vibrant market with this exceptional property. Zoning: Missoula's industrial (M) zoning districts are primarily intended to accommodate manufacturing, warehousing, wholesale and industrial uses. The regulations are intended to promote the economic viability of manufacturing and industrial uses, encourage employment growth, allow residential uses in the M1R district, and limit the encroachment of unplanned residential and other non-industrial development into M1- and M2-zoned areas.

Built in 2000

Essential Information



MLS® #	30052025
Price	\$1,248,500
Square Footage	4,320
Acres	4.56
Year Built	2000
Type	Commercial Sale
Sub-Type	Building/Land
Status	Active

Community Information

Address	7151 Kestrel Drive
Subdivision	Missoula Development Park - Phase 1
City	Missoula
County	Missoula
State	MT
Zip Code	59808

Amenities

View	Mountain(s)
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Interior

Interior Features	Wired for Data
Heating	Forced Air

Exterior

Windows	Insulated Windows
Foundation	Poured

Additional Information

Date Listed	June 16th, 2025
Days on Market	108
Zoning	Commercial