

\$825,000 - 619 Sw Higgins Avenue, Missoula

MLS® #30053568

\$825,000

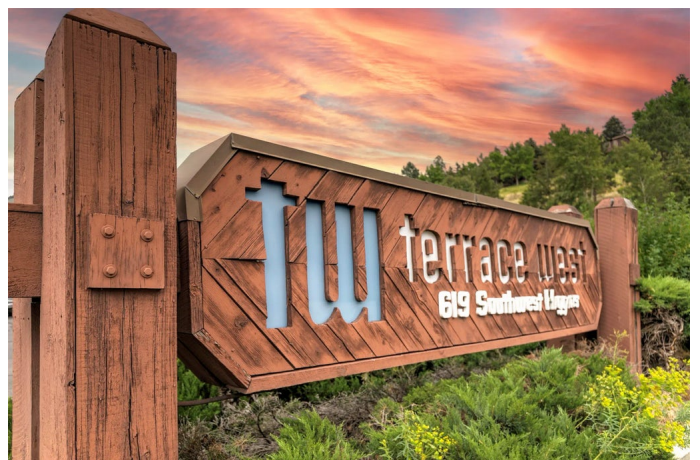
Bedroom, Bathroom, 3,260 sqft
Commercial Sale

N/A, Missoula, MT

Prime Office Condo in High-Visibility Professional Building. Excellent opportunity to own 3 contiguous commercial condo suites (Q, R & S) totaling 3,260 square feet in a well-established professional building on SW Higgins Avenue, one of Missoula's highest traffic corridors. Each suite has a separate entrance and may be deeded individually, offering flexible use or investment potential. The space features a functional and professional layout ideal for a wide range of businesses, with 11 private offices, a welcoming reception and waiting area, a large conference room, spacious file/flex room, and a full kitchen area. The layout is both current and adaptable. The office condo is well-maintained and move-in ready. Office furniture can remain if desired (excluding file cabinets), offering a turnkey setup for immediate occupancy. Key Features:

- 3,260 sq ft across three suites (Q, R & S)
- 11 offices, conference room, reception area, kitchen, and flex space
- 3 private entrances ? suites can be deeded separately
- 5 assigned underground parking spaces + abundant surface parking
- Association dues: \$1,278/month (includes CAM, HVAC, exterior maintenance, insurance, snow removal)

Located just minutes from downtown Missoula, the University of Montana, grocery stores, restaurants, and other key amenities.



Built in 1976

Essential Information

MLS® #	30053568
Price	\$825,000
Square Footage	3,260
Year Built	1976
Type	Commercial Sale
Sub-Type	Condominium
Status	Active

Community Information

Address	619 Sw Higgins Avenue
Subdivision	N/A
City	Missoula
County	Missoula
State	MT
Zip Code	59803

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Available, High Speed Internet Available, Phone Connected
Parking	Additional Parking, Assigned, Underground, Garage

Interior

Interior	Carpet
Heating	Forced Air
Cooling	Central Air

Exterior

Foundation	Poured
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Additional Information

Date Listed	July 8th, 2025
Days on Market	2
Zoning	Commercial