

\$180,000 - Lot 2 Block 6 Montana Street, Missoula

MLS® #30055710

\$180,000

Bedroom, Bathroom,
Land on 0.09 Acres

Mill Site Subdivision, Missoula, MT

Live in the heart of Missoula's Old Sawmill District where riverfront beauty meets urban convenience. This prime lot offers walkable access to the Clark Fork River and miles of trails, as well as local favorites like Tagliare Delicatessen, Boxcar Bistro, and Dog & Bicycle Cafe. Spend summer evenings at PaddleHeads Baseball Stadium, enjoy the energy of downtown Missoula, or take advantage of nearby Brio Fitness and the University of Montana just minutes away. With unmatched walkability, outdoor adventure, and a vibrant community at your doorstep, this is a rare opportunity to be part of one of the city's most sought-after neighborhoods. The Old Sawmill District is one of Missoula's most dynamic neighborhoods, offering a lifestyle that combines walkable convenience, cultural attractions, and access to the outdoors. This lot places you at the center of it all.

Step outside to enjoy local dining at Tagliare Delicatessen, Boxcar Bistro, and Dog & Bicycle Cafe. Spend an evening at PaddleHeads Baseball Stadium, or take a leisurely walk or bike ride along the Clark Fork River Trail. Downtown Missoula is just minutes away, with art galleries, music venues, boutique shops, and seasonal events.

The University of Montana adds to the neighborhood's energy with sports, performances, and educational opportunities.



Outdoor enthusiasts will appreciate the proximity to the river, parks, and trails – all accessible without a long drive.

Opportunities to purchase land in the Old Sawmill District are limited, making this a location that appeals to many different types of buyers.

Essential Information

MLS® #	30055710
Price	\$180,000
Acres	0.09
Type	Land
Sub-Type	Residential
Status	Active

Community Information

Address	Lot 2 Block 6 Montana Street
Subdivision	Mill Site Subdivision
City	Missoula
County	Missoula
State	MT
Zip Code	59801

Amenities

Amenities	Management, Park, Snow Removal
Utilities	Electricity Available, Natural Gas Available, High Speed Internet Available
Features	Park
View	Residential

Additional Information

Date Listed	August 12th, 2025
Days on Market	24
HOA Fees	38.79
HOA Fees Freq.	Monthly