

\$449,000 - 234, 240 E Lyndale Avenue, Helena

MLS® #30057461

\$449,000

2 Bedroom, 2.00 Bathroom, 2,566 sqft

Residential on 0.14 Acres

N/A, Helena, MT

Two Residences, One Purchase Price!

Don't miss this RARE opportunity to own a truly unique property in a prime location with excellent visibility and steady traffic flow—just minutes from downtown Helena, Carroll College, shopping, and the State Capitol. This versatile property includes two separate houses and three rental units, offering endless potential for investors and entrepreneurs alike.

The yellow home, also known as 240 Lyndale, offers both main-level commercial space and upper-level residential living. The main floor provides a spacious open area—ideal for offices, a salon, or other business use—along with a commercial kitchen and half bath.

Upstairs, a fully updated two-bedroom, one-bath apartment includes a full kitchen, private access, and sweeping views, making it perfect for long-term living or as a short-term rental. Recent structural renovations, including a leveled foundation and deck repairs, give the property a refreshed and well-maintained feel.

The green home, also known as 234 Lyndale, offers 2 bedrooms, 1 full bath, 1 half bath, and 3 additional rooms that can be used as offices, workspaces, or extra living areas. Recently updated with improvements to the HVAC system, flooring, paint, and fixtures, this property is versatile—well-suited as a professional office suite or an owner-occupied business/residential home. All appliances in both houses and the apartment will convey.

The yellow house underwent structural



renovations this summer, including a leveled foundation and significant deck repairs. Buyer and buyer’s agent to verify all information.

With five off-street parking spaces and an adjacent city lot for added convenience, this property is ideally suited for tenants, customers, or business clients. With a strong rental history, multiple income streams, and flexibility for residential, commercial, or mixed use, this is truly a one-of-a-kind investment package.

Built in 1970

Essential Information

MLS® #	30057461
Price	\$449,000
Bedrooms	2
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	2,566
Acres	0.14
Year Built	1970
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Active

Community Information

Address	234, 240 E Lyndale Avenue
Subdivision	N/A
City	Helena
County	Lewis and Clark
State	MT
Zip Code	59601

Amenities

Parking	Additional Parking
---------	--------------------

View	Mountain(s), Trees/Woods
------	--------------------------

Interior

Appliances	Dishwasher, Range, Refrigerator
Heating	Baseboard, Electric, Forced Air, Gas
Cooling	Window Unit(s)
# of Stories	1
Stories	One
Basement	Crawl Space

Exterior

Lot Description	0.14
Foundation	Poured

School Information

District	District No. 1
----------	----------------

Additional Information

Date Listed	September 15th, 2025
Days on Market	32
Zoning	Multi-Family