

\$2,995,000 - 125 & 139 Hannon Lane, Darby

MLS® #30057596

\$2,995,000

Bedroom, Bathroom, 9,416 sqft
Commercial Sale on 4.28 Acres

N/A, Darby, MT

Rare Bitterroot River opportunity! This 4.24-acre property boasts over 400+ ft of river frontage and is the only location legally permitted to serve alcohol on the river. Nearly 7,000 sq ft of commercial space, previously a thriving taphouse, offers endless potential with 5,936 sq ft on the main level plus 1,000 sq ft upstairs. A separate 2,480 sq ft residence is uniquely designed to function as a single-family home or duplex, ideal for employee housing or rentals, with 4 bedrooms, 4 bathrooms, and a 40x32 attached shop. Both the commercial building and home feature radiant in-floor heat, spray foam insulation, and free-span metal construction for efficiency and durability. With unmatched river access, flexible living options, and prime commercial potential, this is a one-of-a-kind investment in the heart of Darby.

Built in 2021

Essential Information

MLS® #	30057596
Price	\$2,995,000
Square Footage	9,416
Acres	4.28
Year Built	2021
Type	Commercial Sale
Sub-Type	Building/Land
Status	Active



Community Information

Address	125 & 139 Hannon Lane
Subdivision	N/A
City	Darby
County	Ravalli
State	MT
Zip Code	59829

Amenities

Is Waterfront	Yes
Waterfront	Navigable Water, River Access, Waterfront

Exterior

Construction	Foam Insulation, Metal Siding
Foundation	Poured

Additional Information

Date Listed	September 18th, 2025
Days on Market	21