

Business & Investment Properties



GRUBB & ELLIS
Montana Commercial, LLC



THE LODGE AT BIG SKY

- 75 Sitting Bull Rd. Big Sky, MT
- 66,457 SqFt Building - Built in 2001 - 90 Rooms - 4 Floors
- Indoor Swimming Pool & Hot Tub - 3 Outdoor Hot Tubs
- Full Service Bar - Conference Rooms - Relaxing Great Room
- Each Room is Condo'd (5 of the Units are Sold)
- Could Run the Property Solely as a Hotel or:
- Could Sell the Remaining 85 Units & Lease Out the Rooms Nightly in a Rental Pool
- *For Sale* *MLS # 160197*

**UNDER
CONTRACT**



RAMADA LIMITED

- 2020 Wheat Dr. Bozeman, MT
- 50 Room 2-story Hotel Built in 1994
- Excellent Location off of I-90 & N. 7th near any Restaurant
- Indoor Heated pool w/ 90ft Waterslide & Hot Tub
- 29,304 SqFt Building on 1.51 Acres, Zoned B-2 with 65 parking spaces. Near Yellowstone National Park & Big Sky Resort
- **Purchase \$2,360,000**
- *For Sale* *MLS # 161861*



LEXIS-NEXIS

- 1822 S. 22nd Ave. Bozeman, MT
- Class A Office Building Fully Leased
- First year NOI - \$222,750
- 14,850 SqFt Total
- Cap Rate - 7.75%
- **Purchase - \$2,875,000**
- *For Sale* *MLS # 160732*

Ryan Springer 406.579.5586
Commercial Sales Agent
Ryan.Springer@grubb-ellis.com

Cam Holt 406.209.0127
Commercial Sales Agent
Cameron.Holt@grubb-ellis.com

Mike Elliott 406.599.0466 / *President*
Mike.Elliott@grubb-ellis.com

For all Listings of : Office | Retail | Land | Multi-Family | Industrial | Hospitality | Investment

www.MTcommercialRE.com

Business & Investment Properties



CONFIDENTIAL HOTEL

- Location - Bozeman, MT
- Flagged Hotel
- Pool - Conference Facilities

CONFIDENTIAL HOTEL

*PLEASE CONTACT FOR MORE INFORMATION

CONTINENTAL MOTOR INN

- 1324 E. Main St. Bozeman, MT
- 60 Room, 2-story Hotel located on 2.31 acres (100,560 SqFt) on the SE corner of Main St. & Highland Blvd.
- Highly visible location with great access off of I-90 from the Main St. exit. Lot size is big with plenty of parking.
- **Price - \$2,035,000**
- *For Sale* [MLS # 163313](#)



Ryan Springer 406.579.5586
Commercial Sales Agent
Ryan.Springer@grubb-ellis.com

Cam Holt 406.209.0127
Commercial Sales Agent
Cameron.Holt@grubb-ellis.com

Mike Elliott 406.599.0466 / *President*
Mike.Elliott@grubb-ellis.com

For all Listings of : Office | Retail | Land | Multi-Family | Industrial | Hospitality | Investment

www.MTcommercialRE.com