

Merry Christmas & Happy New Year!

610 BENCH BLVD UNIT #1 • BILLINGS, MT



Brand new, well built, fully finished heated shop/warehouse/office & flex space. 52x23.6' Warehouse has sink, 16' high ceilings, 14' highx12' wide access door w/commercial opener, LED Lighting plus 3' door separating access to the office & warehouse. Spacious 1/2 bth along w/utility area for added storage. Rare in-floor radiant heat that has individual thermostats for the office & shop. Concrete access road w/multiple areas for parking & lg truck access. **\$2000/month 1-year lease • MLS#349858**

610 BENCH BLVD UNIT #2 • BILLINGS, MT



Brand new, well built, 90.52'x40' Warehouse/Heated Shop/Office w/flex space. Warehouse has sink, 16' high ceilings, 14' highx12' wide access door w/commercial opener, LED Lighting plus 3' door separating access to the office & warehouse. Spacious 1/2 bth along w/utility area for added storage. Rare in-floor radiant heat that has individual thermostats for the office & shop. Concrete access road w/multiple areas for parking & lg truck access. **\$2,800/month 1-year lease • MLS#349869**

1323 GRANITE AVE • BILLINGS, MT



Excellent location just below Rims, amazing views out lg front windows. Open concept living w/wood beams, built-in shelves, lg dining area & 2 patio doors to balcony. 2 bds, one being Primary bd, & bth. Lower: 2nd living rm, 2 bds, bth, office & access to 2-car gar w/steps leading to upstairs sunroom! Alkaline damage in bsmt & will not qualify for VA/FHA, sold As-is. Take a look at this fantastic opportunity that has so much potential! **\$320,000 • MLS#346339**



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METRO REALTORS

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1143 TERRY AVE • BILLINGS, MT



Amazing property in the heart of midtown Billings. Tastefully updated, modern comforts. Hardwood floors & built-ins w/sunlight filled rooms on main: lg living room, dining area w/built-ins, galley style kitchen & 2 beds. Downstairs: spacious family room, lg bed(Non-Eg), laundry rm w/folding counter, storage, built-ins & bath. Att 1-car gar, 2-car det 24'x34' +/- shop. Bkdy: Lilac lined, fenced plus alley access. **\$308,000 • MLS#348579**

MERRY CHRISTMAS AND HAPPY HOLIDAYS!

27 BEAVERTAIL ROAD • RED LODGE, MT

Mountain Luxury plus Stunning Views!



\$900,000 • MLS#348035

- 4,648 SF, main-level living on 1.57 acres.
- 3 master ensuites for privacy and comfort, 4th bedroom and 3.5 baths.
- Stunning Views: Many windows, full-length deck, patio showcase mountain views.
- Master: Walk-in closet, sitting area, priv balcony, Spa-like bath w/ soaking tub, step-in shower.
- Other Ensuites: Generous closets with private deck or patio access.
- Kitchen: Cust finishes, SS appli, gas cooktop, lg island w/add'l sink, Huge pantry
- Great Room with high ceilings, skylights, and a gas fireplace.
- Craft room, library, rec room, exercise room, and plumbing for a wet bar or more.
- Energy-Efficient Features: Radiant floor heat, mini splits, and private well.
- Garage: Attached 2+ car garage.



424 HAUSER AVENUE S • RED LODGE, MT

Charming and Convenient!



\$415,000 • MLS#348402

- 2 Bed, 1 Bath: Cozy gas fireplace, vintage fixtures, and built-ins for storage.
- Spacious corner lot with privacy-fenced yard and extra parking.
- Covered front porch for enjoying mountain air and views.
- Back patio off kitchen with large yard, firepit, and grilling area.
- Freshly painted exterior and new front sidewalk.
- Newer water heater, radon ventilation system, and water line (house to street).
- 1-car detached garage. • Basement workspace and storage
- Main floor laundry/mudroom with patio access.
- Versatile Use: Primary home, investment, short- or long-term rental.
- UP TO \$5,000 FOR CLOSING COSTS, PREPAID EXPENSES, & RATE BUY-DOWNS.



111 E RIVER AVENUE • FROMBERG, MT

Bring your horses and animals!



\$429,750 • MLS#349302

- Charming Setting: mature trees on 12+ acres.
- Secluded, end driveway, quiet, friendly neighborhood.
- Versatile Property: pets, livestock, recreation.
- Fenced and cross-fenced; perfect for 4-H projects.
- Outbuildings:30x60 Shop: Heated room, workspace, extra sleeping area, tall overhead door, walkthru door. Spacious barn w/multi stalls, lean-to, shed.
- Ample Parking: Circular driveway accommodates equipment, campers, trailers, and toys.
- Public utilities (water, sewer, garbage).
- Well for lawn, outbuildings, animals. Water rights avail.
- Potential: Add'l service hookup for property improvements.



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★ LIFETIME MEMBER & SR VICE CHAIR OF VFW AUXILIARY POST 5748 DONALD RUHL MEDAL OF HONOR ★

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