

Cross Property All Fields Detail

 Listing

CONFIDENTIAL DOCUMENT - BIG SKY COUNTRY MLS MEMBER USE ONLY ALL FIELDS DETAIL REPORT

MLS#: 390203
Status: Partial
Asking Price: \$1,764,180
Original Price:
Address: TBD Dayspring Avenue
Unit#Lot 9
City: Bozeman
State: MT
Zip: 59718
Area: 1NW - Boz N of Main/W of 19th
County: Gallatin
Subd/Complex: Northwest Crossing
Legal: Northwest Crossing Subdivision Phase 1, S04, T02 S, R05 E, Block 2, Lot 9
Directions: N on Cottonwood, Left on Wellspring, left on Dayspring. Map pin is accurate.

Class: Land
Type: Commercial Land
of Acres: 0.810
Price/Acre: \$2,178,000



GENERAL LISTING INFORMATION

Input Date:
Listing Date: 03/07/2024
Agent 1: [Andrew Inches Ph:406-581-6595](tel:406-581-6595) 
Office 1: [Charter Realty & Development Ph:406-219-0838](tel:406-219-0838)
Agent 2:
Office 2:
Agent 3:
Office 3:

Update Date:
Expiration Date: 03/07/2025
Administrative Fee:
Selling Office Comm: 2.50 %
Dual/Variable Comm: No
Listing Type: Exclusive Right to Sell
REO/Short Sale/Foreclosure: Neither

PROPERTY DETAILS

Parcel Tax ID#: [RGG85786](#)
Additional Parcel Tax IDs
HOA Fee Includes:
Zoning: B2M - Community Business – Mixed
Possible Use: Commercial
Mobile Manufactured:
Modular:
Exceptions:
Conservation Easements: No
Showing Instructions: Vacant. Go show

HOA: Subdivision
HOA Amount:
HOA Pay Period:
Livestock Permitted:
Flood Plain:
Public Land Adjacent:
Covenant Y/N: Yes
Covenant Description:
Ownership:

MISCELLANEOUS

Days On Market:
CDOM:
Owner Name: NWX LLC
ListHub: Yes
Automated Valuation: No

Realtor.com: Yes
IDX Include: No
IDX Include Address: Yes
VOW Comment: No

FEATURES

Fencing:
Topography:
View:

Area Amenities:
Buyer Responsibility:
Utility Services: 220V Electric, Cable, City Sewer, City Water, Electricity to Lot, Fiber Optic, Natural Gas to Lot, Sewer to Lot, Telephone To Lot
Water Amenity On/Adj: None

Road Access: Paved

AGENT INFORMATION

Agent Only Remarks
Cottonwood Rd is completed to Baxter. Last remaining Drive Thru lot.

PUBLIC INFORMATION

Public Remarks
Charter Realty is pleased to present Northwest Crossing, Bozeman's newest master-planned community by Providence Development. Lot 9 (Building H) is a .81-acre lot featuring a 3,000 sq. ft. building envelope with a drive-thru. This drive-thru lot features 18 parking spaces. Join Chipotle on the only remaining Drive Thru lot. Situated on Dayspring Ave, adjacent to Cottonwood Rd, the NWX commercial zone enjoys high traffic flow and unparalleled visibility. NWX is poised to become a local hotspot for entertainment, dining, retail, fitness, and office. Seize this prime opportunity to join a dynamic community poised for growth and success. Offered for sale - Ground Lease & BTS opportunities available.

FINANCIALS

Tax Year: 2023
Apx Tax Amt: \$0
Assumable:
SID/RID:
Possession:

Terms Acceptable: 3rd Party Financing, Cash
Preferred Title Company: Flying S Title
Owner Financing:
Financial Comments:

TBD Dayspring Avenue Unit#Lot 9, Bozeman, MT 59718

MLS# [390203](#)

Prop. Type: LND/Commercial Land

CDOM:

List Office: [Charter Realty & Development](#)



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CONFIDENTIAL DOCUMENT - BIG SKY COUNTRY MLS MEMBER USE ONLY
ALL FIELDS DETAIL REPORT

MLS#: 390196 **Class:** Land
Status: Partial **Type:** Commercial Land
Asking Price: \$3,214,728 **# of Acres:** 2.460
Original Price: **Price/Acre:** \$1,306,800
Address: TBD Dayspring Avenue
Unit#Lot 6
City: Bozeman
State: MT
Zip: 59718
Area: 1NW - Boz N of Main/W of 19th
County: Gallatin
Subd/Complex: Northwest Crossing
Legal: Northwest Crossing Subdivision Phase 1, S04, T02 S, R05 E, Block 2, Lot 6
Directions: West on Oak, turn N on Dayspring Ave, Pad site on right approx 130 yards N of Oak. Map is accurate.



GENERAL LISTING INFORMATION

Input Date:		Update Date:	
Listing Date:	03/07/2024	Expiration Date:	03/07/2025
Agent 1:	Andrew Inches Ph:406-581-6595	Administrative Fee:	
Office 1:	Charter Realty & Development Ph:406-219-0838	Selling Office Comm:	2.50 %
Agent 2:		Dual/Variable Comm:	No
Office 2:		Listing Type:	Exclusive Right to Sell
Agent 3:		REO/Short Sale/Foreclosure:	Neither
Office 3:			

PROPERTY DETAILS

Parcel Tax ID#:	RGG85791	HOA:	Subdivision
Additional Parcel Tax IDs		HOA Amount:	0
HOA Fee Includes:	Park/Trail Maintenance, Lawn Care, Road Maintenance, Snow Removal	HOA Pay Period:	
Zoning:	B2M - Community Business – Mixed	Livestock Permitted:	
Possible Use:	Commercial	Flood Plain:	
Mobile Manufactured:		Public Land Adjacent:	
Modular:		Covenant Y/N:	Yes
Exceptions:		Covenant Description:	
Conservation Easements:	No	Ownership:	
Showing Instructions:	Call or text Andrew. 406-581-6595		

MISCELLANEOUS

Days On Market:		Realtor.com:	Yes
CDOM:		IDX Include:	Yes
Owner Name:	NWX LLC	IDX Include Address:	Yes
ListHub:	No	VOW Comment:	No
Automated Valuation:	No		

FEATURES

Fencing:		Area Amenities:	
Topography:		Buyer Responsibility:	
View:	Mountains	Utility Services:	220V Electric, Cable, City Sewer, City Water, Electricity to Lot, Fiber Optic, Natural Gas to Lot, Sewer to Lot, Telephone To Lot, Water To Lot
Road Access:	Paved	Water Amenity On/Adj:	None

AGENT INFORMATION

Agent Only Remarks

Cottonwood Rd now runs past the site N/S to Baxter.

PUBLIC INFORMATION

Public Remarks

Charter Realty is pleased to present Northwest Crossing, Bozeman's newest master-planned community by Providence Development. Lot 6 is a 2.46-acre corner lot featuring a 20,000 sq. ft. building envelope with the potential for up to 60,000 sq. ft. across multiple levels. The lot features upwards of 130 parking spaces. Situated at the intersection of West Oak Street and Cottonwood Road, the NWX commercial zone enjoys high traffic flow and unparalleled visibility. NWX is poised to become a local hotspot for entertainment, dining, retail, fitness, and office. Seize this prime opportunity to join a dynamic community fixed for growth and success. Offered for sale, Ground Lease, & BTS opportunities available.

FINANCIALS

Tax Year:	2023	Terms Acceptable:	3rd Party Financing, Cash
Apx Tax Amt:	\$0	Preferred Title Company:	Flying S Title & Escrow
Assumable:		Owner Financing:	
SID/RID:		Financial Comments:	
Possession:			

TBD Dayspring Avenue Unit#Lot 6, Bozeman, MT 59718

MLS# [390196](#)

Prop. Type: LND/Commercial Land

CDOM:

List Office: [Charter Realty & Development](#)



MLS# [383078](#)

Prop. Type: LND/Commercial Land

CDOM: 245

List Office: [Starner Commercial Real Estate](#)



DOM	Price	Change	Type	Effective	Chg Info	Chg Timestamp
245	\$3,750,500		Expired	02/19/24	A->X	02/20/24 12:10 AM
1	\$3,750,500		New Listing	06/19/23	->A	06/20/23 04:26 PM

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ALL FIELDS DETAIL REPORT

MLS#: 389805
Status: Partial
Price Per Sq Ft: \$38.00
Price Per: Month
Original Lse Amt:
Address: 1450 Twin Lakes Avenue Unit#202
City: Bozeman
State: MT
Zip: 59718
Area: 1NW - Boz N of Main/W of 19th
Subd/Complex:
County: Gallatin
Legal: Northwest Crossing - Phase 1, Section 4, Township 2 S, Range 5 E, C.O.S. 2552, Parcel 5, Lot 12
Directions: West on Oak, Right turn on Twin Lakes Ave, right into parking lot

Class: Commercial Lease
Type: Restaurant
Lease Type: NNN
Unit Sq Ft: 5,144
Rent/Terms: \$38.00
NNN/SF Year: 7.00
Tot SqFt Cost:: \$45.00
Lot Size:



GENERAL LISTING INFORMATION

Input Date:
Listing Date: 03/07/2024
Agent 1: [Andrew Inches Ph:406-581-6595](#) 
Office 1: [Charter Realty & Development Ph:406-219-0838](#)
Agent 2:
Office 2:
Agent 3:
Office 3:

Update Date:
Expiration Date: 03/07/2025
Selling Office Comm: 2.5

PROPERTY DETAILS

Office Sq Ft:
Warehouse Sq Ft:
Floors:
Elevator:
Parcel Tax ID#: [RGG6855](#)
Possible Uses: Restaurant, Retail
Showing Instructions: Call or text Andrew 406-581-6595

Zoning: B2M - Community Business – Mixed
Planning Jurisdiction: City
Flood Plain:
Currently Occupied:
3 Phase Elec Svc: Yes

MISCELLANEOUS

Days On Market:
CDOM:
Owner Name: NWX Building I, LLC
Occupancy:

IDX Include: Yes
IDX Include Address: Yes
ListHub: Yes
VOW Comment: No

FEATURES

Tenants Pay: Electric, Garbage, Gas, Insurance, Lawn Care, Maintenance, Sewer, Taxes, Water
Landlord Pays:
Heating:

Ceiling Height: 11-15 Feet
Parking: Common, Paved
Utility Services: 220V Electric, Cable, City Sewer, City Water, Electricity In, Fiber Optic, Natural Gas, Telephone
Cooling:

AGENT INFORMATION

Agent Only Remarks

Space is being offered as a grey shell. TI allowance & term negotiable

PUBLIC INFORMATION

Public Remarks

Ascend to new heights of opportunity with 1450 Twin Lakes Avenue, Unit 202, a premier second-floor commercial space in the heart of Northwest Crossing! Spanning an expansive 5,144 square feet, this unit not only offers ample room for your vision but also features a charming patio boasting expansive views of the Bridger's. With its prime elevation, large windows, and unparalleled vistas, this space sets the stage for an unforgettable restaurant experience. An all beverage liquor license concession is negotiable. Join the vibrant Northwest Crossing community in this thriving neighborhood and seize the opportunity to make your mark with unparalleled views and boundless potential. Elevate your business to new heights at 1450 Twin Lakes Avenue, Unit 202!

FINANCIALS

Terms Acceptable:
Rental Amount Details:

Prepared By: Andrew Inches

Date Printed: 03/07/2024

MLS# [389805](#)



Prop. Type: COMMLEASE/Restaurant CDOM:

List Office: [Charter Realty & Development](#)

MLS# [376140](#)



Prop. Type: COMMLEASE/Office CDOM: 483 List Office: [Starnes Commercial Real Estate](#)

DOM	Price	Change	Type	Effective	Chg Info	Chg Timestamp
184	\$38	Expired		08/19/22	A->X	08/20/22 12:10 AM
173	\$38	New Listing		02/16/22	->A	08/08/22 11:35 AM

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ALL FIELDS DETAIL REPORT

MLS#: 389804
Status: Partial
Price Per Sq Ft: \$38.00
Price Per: Month
Original Lse Amt:
Address: 1450 Twin Lakes Avenue Unit#102
City: Bozeman
State: MT
Zip: 59718
Area: 1NW - Boz N of Main/W of 19th
Subd/Complex:
County: Gallatin
Legal: Northwest Crossing Subdivision Phase 1, S04, T02 S, R05 E, Block 2, Lot 12
Directions: West on Oak, Right turn on Twin Lakes Ave, right into parking lot

Class: Commercial Lease
Type: Retail
Lease Type: NNN
Unit Sq Ft: 1,240
Rent/Terms: \$38.00
NNN/SF Year: 7.00
Tot SqFt Cost:: \$45.00
Lot Size:



GENERAL LISTING INFORMATION

Input Date:
Listing Date: 03/07/2024
Agent 1: [Andrew Inches Ph:406-581-6595](#) 
Office 1: [Charter Realty & Development Ph:406-219-0838](#)
Agent 2:
Office 2:
Agent 3:
Office 3:

Update Date:
Expiration Date: 03/07/2025
Selling Office Comm: 2.5

PROPERTY DETAILS

Office Sq Ft:
Warehouse Sq Ft:
Floors:
Elevator: Yes
Parcel Tax ID#: [RGG85790](#)
Possible Uses: Medical, Office, Restaurant, Retail
Showing Instructions: Call or Text Andrew: 406-581-6595

Zoning: B2M - Community Business – Mixed
Planning Jurisdiction: City
Flood Plain:
Currently Occupied:
3 Phase Elec Svc: Yes

MISCELLANEOUS

Days On Market:
CDOM:
Owner Name: NWX Building I, LLC
Occupancy:

IDX Include:
IDX Include Address:
ListHub:
VOW Comment:

FEATURES

Tenants Pay: Electric, Garbage, Gas, Insurance, Lawn Care, Maintenance, Sewer, Taxes, Water
Landlord Pays:
Heating:

Ceiling Height: 11-15 Feet
Parking: Common, Paved
Utility Services: 220V Electric, Cable, City Sewer, City Water, Electricity In, Fiber Optic, Natural Gas, Telephone
Cooling:

AGENT INFORMATION

Agent Only Remarks

PUBLIC INFORMATION

Public Remarks

Embrace the allure of ground-level charm with 1450 Twin Lakes Avenue, Unit 102, a commercial space perfectly tailored for boutique retail in Northwest Crossing! Spanning 1,240 square feet, this prime ground-floor unit offers an intimate yet inviting atmosphere, ideal for showcasing your unique products and captivating customers. With its strategic location, nearby businesses, & 1000+ residences, your business is poised for success in Bozeman's newest master planned community. Picture-perfect storefront windows beckon passersby, while the cozy layout ensures an intimate shopping experience. Capitalize on this opportunity to establish your boutique retail haven and make a lasting impression at Northwest Crossing.

FINANCIALS

Terms Acceptable:
Rental Amount Details:

Prepared By: Andrew Inches

Date Printed: 03/07/2024



MLS# [376650](#)



Prop. Type: COMMLEASE/Retail		CDOM: 905	List Office: Starnes Commercial Real Estate		
DOM	Price	Change Type	Effective	Chg Info	Chg Timestamp
422	\$35	Expired	02/19/24	A->X	02/20/24 12:10 AM
363	\$35	Back On Market	12/22/23	UCONT->A	12/22/23 11:16 AM
365	\$35	Under Contract	08/28/23	A->UCONT	08/30/23 09:15 PM
281	\$35	Back On Market	06/07/23	UCONT->A	06/07/23 05:01 PM
281	\$35	Under Contract	06/07/23	A->UCONT	06/07/23 05:00 PM
167	\$35	Price Decrease	02/13/23	\$38->\$35	02/13/23 10:53 AM
0	\$38	New Listing	08/30/22	->A	08/30/22 04:26 PM

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ALL FIELDS DETAIL REPORT

MLS#: 389780
Status: Partial
Price Per Sq Ft: \$38.00
Price Per: Month
Original Lse Amt:
Address: 1450 Twin Lakes Avenue Unit#105
City: Bozeman
State: MT
Zip: 59718
Area: 1NW - Boz N of Main/W of 19th
Subd/Complex:
County: Gallatin
Legal: Northwest Crossing Subdivision Phase 1, S04, T02 S, R05 E, Block 2, Lot 12
Directions: W on Oak street past Cottonwood, turn right on Twin Lakes Ave, turn right into parking lot

Class: Commercial Lease
Type: Restaurant
Lease Type: NNN
Unit Sq Ft: 2,871
Rent/Terms: \$38.00
NNN/SF Year: 7.00

Tot SqFt Cost:: \$45.00
Lot Size: 1.4 - Acres



GENERAL LISTING INFORMATION

Input Date:
Listing Date: 03/07/2024
Agent 1: [Andrew Inches Ph:406-581-6595](tel:406-581-6595) 
Office 1: [Charter Realty & Development Ph:406-219-0838](tel:406-219-0838)
Agent 2:
Office 2:
Agent 3:
Office 3:

Update Date:
Expiration Date: 03/07/2025
Selling Office Comm: 2.5

PROPERTY DETAILS

Office Sq Ft:
Warehouse Sq Ft:
Floors:
Elevator: Yes
Parcel Tax ID#: [RGG85790](tel:406-579-8857)
Possible Uses: Medical, Office, Restaurant, Retail
Showing Instructions: Contact Andrew or Craig

Zoning: B2M - Community Business – Mixed
Planning Jurisdiction: City
Flood Plain:
Currently Occupied: No
3 Phase Elec Svc: Yes

MISCELLANEOUS

Days On Market:
CDOM:
Owner Name: NWX Building I, LLC
Occupancy: Vacant

IDX Include: Yes
IDX Include Address: Yes
ListHub: Yes
VOW Comment: No

FEATURES

Tenants Pay: Electric, Garbage, Gas, Insurance, Lawn Care, Maintenance, Sewer, Taxes, Water
Landlord Pays:
Heating:
Cooling:

Ceiling Height: 11-15 Feet
Parking: Common, Paved
Utility Services: 220V Electric, Cable, City Sewer, City Water, Electricity In, Fiber Optic, Natural Gas, Telephone

AGENT INFORMATION

Agent Only Remarks

Space is being offered as a grey shell. TI allowance & term negotiable

PUBLIC INFORMATION

Public Remarks

Step into the vibrant pulse of commerce at 1450 Twin Lakes Avenue, Unit 105, nestled in the heart of Northwest Crossing! This ground floor commercial space spans 2,871 square feet and boasts enticing features like expansive storefront windows, direct space access, and the potential for an all-beverage liquor license concession. With its versatile layout, this unit is tailor-made for a variety of ventures, whether you're envisioning a boutique retail haven or a trendy wine bar hotspot. Join the ranks of thriving businesses in this sought-after neighborhood and establish your business in a dynamic location. Don't miss out on this golden opportunity to elevate your presence and thrive in the heart of Northwest Crossing!

FINANCIALS

Terms Acceptable:
Rental Amount Details:

1450 Twin Lakes Avenue Unit#105, Bozeman, MT 59718
MLS# [389780](#) Prop. Type: COMMLEASE/Restaurant CDOM: List Office: [Charter Realty & Development](#)



MLS# [376726](#) Prop. Type: COMMLEASE/Restaurant CDOM: 1021 List Office: [Starnes Commercial Real Estate](#)



DOM	Price Change Type	Effective	Chg Info	Chg Timestamp
538	\$35 Expired	02/19/24	A->X	02/20/24 12:10 AM
167	\$35 Price Decrease	02/13/23	\$38->\$35	02/13/23 10:45 AM
3	\$38 New Listing	08/30/22	->A	09/02/22 09:12 AM

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