

Kalispell, Montana

# FOR SALE

60 & 80 N Main St

\$1,100,000



## Property Details

- .4 acre parcel on Main Street
- Located on Kalispell's main throughfare
- 1,886 sf building with drive thru
- Great visibility
- High traffic counts
- Population 23,241
- Gateway to Glacier National Park

## Traffic Counts

Main St btwn Market Pl & Center St: 18,341

Main St btwn Washington St & Idaho St : 17,258

## Demographics

	POPULATION	1 Mile	5 Mile	10 Mile
2021 Estimated		11,156	44,975	61,528
2026 Projected		12,266	49,453	67,405
	HOUSEHOLDS	1 Mile	5 Mile	10 Mile
2021 Estimated		5,105	18,384	24,695
2026 Projected		5,405	19,468	26,055
	INCOME	1 Mile	5 Mile	10 Mile
Average Income		\$49,070	\$70,727	\$76,728
Median Income		\$45,190	\$59,489	\$63,244

**REAL ESTATE**  
**MONTANA & Co.**  
commercial investment retail

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#### Our Mission:

Provide the foundation to transform real estate concepts into successful community assets.

[www.realmt.com](http://www.realmt.com)

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