

**PREMIUM LAND PARCEL  
FOR SALE  
GREAT WESTEND LOCATION  
NEAR NEW COSTCO  
!! PRICE REDUCED !!**



- ◆ 1.441 acres (62,770 SF) land parcel adjacent to Purple Cow on Entryway Drive
- ◆ Legal Description: Lot 2, Block 3, R.F. Development Properties Subdivision (Tax Code: C12872)
- ◆ One-half mile South of the Zoo Drive Exit
- ◆ Zoned: CX - Heavy Commercial
- ◆ Sale Price: Was \$395,000, Now \$375,000 (\$5.97 per Sq. Ft.)

**Contact Rob Veltkamp  
Rob Veltkamp Brokerage  
406-656-2201 or 406-855-9089**