

AUCTION: Online Auction Tuesday, December 10, 2024, from 9:00 a.m. to 4:00 p.m. at the following link:

<https://www.publicsurplus.com/sms/mtre,mt/list/current?orgid=1017600>

FOR SALE – 21.26 ACRES – VACANT TRACT OF LAND



Scan QR code for more information:



MDT Property for Sale – South of Four Mile Dr., East of Kalispell Bypass

A tract of land in US Government Lot 4 in the SW1/4NW1/4 of Section 1, Township 28 North, Range 22 West, P.M.,M., Flathead County, Montana, as shown by the shaded area on the exhibit, consisting of 2 pages attached hereto and made a part hereof, containing an area of 21.26 acres, more or less.

SUBJECT TO all rights of ingress and egress over and across the limited access as effected through the Access Control Resolution # 200428208180 & 201000003450 for highway projects NH- 5-3(60)109 and MT 15(76), approved by the Transportation Commission and filed with the Clerk and Recorder's Office of Flathead County, Montana.

It is expressly intended and agreed that these reservations, burdens, and restrictions shall run with the land and shall forever bind the Grantee, their successors, and assigns.

Appraised Value: \$1,594,500.00

MDT cannot accept any bid for less than 90% of the appraised value (\$1,435,050.00)

This property is being sold "AS IS – WHERE IS"

For complete information on bidding requirements, please review the **Terms and Conditions** document or call/email Jenna at (406)444-9272 or jbousman@mt.gov.

To view and/or obtain hard copies of the above additional information and the Terms and Conditions regarding this property, please visit MDT's website https://www.mdt.mt.gov/business/real_estate.shtml