



Rockvale Travel Plaza



4392 US Highway 310, Joliet MT 59041

- Approx. 1.8 acres of land along US Highway 310. With 2/3 of the lot paved. Well and septic system in place.

- Approx. 470 feet of highway frontage with 2 access points.

- Buildings include a 1,500 sqft of retail building and a 672 sqft garage.

- Business equipment include:

- 4 pumps - all three grades of fuel, plus diesel.

- 3 new steel tanks with new fiber glass lines. No Lead 12,000 gal, Premium 10,000 gal, Diesel 10,000 gal.

- Canopy built in 1999.

- RE Taxes: \$2,856/y

- Insurance: \$ 15,000/y

- Independent gas retailer

Price: \$495,000

www.ubars.net - call office for details.

Note: This is an asset base only, there is no operating business.



For Information call:

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Note: All of the herein contained information is from sources deemed reliable, however it is not guaranteed by said owner or owners agent. Sale is subject to errors and omissions, prior sale, or lease.



Aerial Photo



