

ENGEL & VÖLKERS®



17 Red Ranch Road, Stevensville
PARK RIVER STORAGE

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Land Information

- 5 parcels
- 3.47 acres
- 30 outside storage spaces for boats and RVs
- Exterior spaces could be converted into additional indoor storage buildings

Building Information

- 8 stick-built buildings
- 27,658 square feet of rentable space
- 167 interior storage units
- Currently utilizing a third-party management that requires additional add-on charges. New owner can terminate the management contract with no penalty to increase NOI significantly

Additional Amenities

- New fencing
- Controlled access
- Security cameras
- Exterior lighting recently added
- 55 new roll-up doors

