

# \$139,900 - Tract 90 Hideaway Lane, Cascade

MLS® #30015759

**\$139,900**

Bedroom, Bathroom,  
Land on 23.10 Acres

Cooper Valley Estates, Cascade, MT

Own the southern face of a mountain in Montana. Start a solar farm. Close to the Missouri River (as you exit the highway) and the Dearborn River. Get away from it all. Drive right up to the property on Hideaway Lane. There are a couple of build sites on the property. Off the grid. Access to Shoquist Park comes with land ownership. There is a voluntary Land Owner's Assoc. They would like to be supported by a \$100 annual donation and annual allotment of \$75 for road maintenance. Cascade County Weed Division offers programs that provide landowners with free insects that help to kill noxious weeds, area residents have participated in this program. There was a mandatory subdivision HOA that was dissolved or 'sunset' in 1991 and has ceased to exist. Volunteer Fire Department/EMS in the Dearborn area.

## Essential Information

|          |                 |
|----------|-----------------|
| MLS® #   | 30015759        |
| Price    | \$139,900       |
| Acres    | 23.10           |
| Type     | Land            |
| Sub-Type | Unimproved Land |
| Status   | Active          |

## Community Information

|             |                        |
|-------------|------------------------|
| Address     | Tract 90 Hideaway Lane |
| Subdivision | Cooper Valley Estates  |



|          |         |
|----------|---------|
| City     | Cascade |
| County   | Cascade |
| State    | MT      |
| Zip Code | 59421   |

### **Amenities**

|           |                                          |
|-----------|------------------------------------------|
| Utilities | None, Water Not Available                |
| Features  | Fishing                                  |
| View      | Meadow, Mountain(s), Valley, Trees/Woods |

### **Additional Information**

|                |                    |
|----------------|--------------------|
| Date Listed    | October 26th, 2023 |
| Days on Market | 686                |