

\$250,000 - 1 Prospect Creek Road, Thompson Falls

MLS® #30031812

\$250,000

Bedroom, Bathroom,
Land on 1.63 Acres

N/A, Thompson Falls, MT

Incredible potential for this 1.63 acres being located on the corner of busy Montana Highway 200 and Montana Secondary Highway #471(Prospect Creek Road) just across the Rimrock bridge from the recreational paradise of Thompson Falls. There is a money-making, advertising billboard which is permitted with the DOT. DEQ has been done. Use your imagination on what you can do with this property and additional acreage adjacent could be purchased also. Over 400' of Highway 200 frontage as well as almost 200' of Highway 471 frontage. Relatively level land with a bit of topography and some nice trees. Thompson Falls is really the last best place in Montana, where we are still 100 miles from anything, have more cows per square mile than people AND there still is no stop light in town. Bring your commercial endeavor and your ideas and let us sit down and see what ingenious idea you have for this scenic little slice of heaven not far from a favorite fishing hole or the National Forest. This property would lend itself well for Commercial use. There has been no site evaluation for DEQ.



Essential Information

MLS® #	30031812
Price	\$250,000
Acres	1.63

Type	Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	1 Prospect Creek Road
Subdivision	N/A
City	Thompson Falls
County	Sanders
State	MT
Zip Code	59873

Amenities

Utilities	Electricity Available, Phone Available, Water Not Available
View	Meadow, Mountain(s), Residential, Trees/Woods

Additional Information

Date Listed	August 7th, 2024
Days on Market	440
Zoning	None