

# \$699,000 - 347 & 673 Soaring Eagle Trail, Fortine

MLS® #30043421

**\$699,000**

Bedroom, Bathroom,  
Land on 60.00 Acres

N/A, Fortine, MT

Development potential or keep as your own Legacy Retreat in this private mountain property consisting of 3 parcels totaling 60 acres, 2 wells, 2 bedroom 1 bath off-grid cabin with solar, propane, generator system, fiber optic internet, and more. Bordering Kootenai National Forest on one parcel. Features include cabin, 2 wells, garage, marketable trees, multiple building sites for family, friends, development, camping, or enjoying as it is! Wildlife abounds in the park-like settings. The Cabin is located on the middle 20 acres with well and septic and is currently used seasonally, but could be used year round with a little work. The adjacent 20 acres to the north features the 2nd well, garage, outhouse, and many choice building sites. The south 20 acre parcel is a canvas waiting for you as the painter with an access road through the many mature trees and rolling landscape. Oh the the possibilities! Development potential here! Buy this and then develop your Legacy Hideaway and then develop or sell the extra parcels to help pay for yours! So many grassy meadows and choice building sites! Lots of possibilities. Check out the nighttime photo at the fire pit - just waiting for you! Cabin may be sold furnished and ATV and other items may be included for the right price. 3-20 acres parcels all being sold in this single sale. Seller may consider selling separately for the right offer. Septic system at cabin works normally, but is not permitted  
Property card shows cabin as 1 bedroom -



past MLS listing was sold as 2 bedroom (main plus loft?)

Currently there is a renter living in an RV on the north end of the road of the north 20 acre parcel. Renter is on month to month rental agreement and is in process of moving.

3 parcel legal descriptions are:

S10, T34 N, R26 W, ACRES 20, S2NWSW or TR 1B - Assessment Code: 0000012258 - 347 Soaring Eagle

S10, T34 N, R26 W, N2NWSW OR TR 1 - Assessment Code: 0000001476 - 673 Soaring Eagle

S10, T34 N, R26 W, ACRES 20, N2SWSW or TR 4A - Assessment Code: 0000010232 - NHN Soaring Eagle

Buyers & their agents have an obligation to conduct due diligence & verify to their satisfaction the

information supplied herein regarding this property. This information is provided by outside sources & is deemed reliable but not guaranteed by listing agent or listing office.

Seller makes no guarantees as to the working condition of any of the personal property located at the property.

Seller is buyer's broker friendly - call or text for details.

Property is under video surveillance.

## **Essential Information**

|          |             |
|----------|-------------|
| MLS® #   | 30043421    |
| Price    | \$699,000   |
| Acres    | 60.00       |
| Type     | Land        |
| Sub-Type | Residential |
| Status   | Active      |

## **Community Information**

|             |                               |
|-------------|-------------------------------|
| Address     | 347 & 673 Soaring Eagle Trail |
| Subdivision | N/A                           |

|          |         |
|----------|---------|
| City     | Fortine |
| County   | Lincoln |
| State    | MT      |
| Zip Code | 59918   |

### **Amenities**

|           |                                  |
|-----------|----------------------------------|
| Utilities | Propane, Phone Available         |
| View      | Meadow, Mountain(s), Trees/Woods |

### **Exterior**

|                   |                       |
|-------------------|-----------------------|
| Exterior Features | Propane Tank - Leased |
|-------------------|-----------------------|

### **Additional Information**

|                |                  |
|----------------|------------------|
| Date Listed    | March 13th, 2025 |
| Days on Market | 369              |