\$998,888 - 74 View Point Lane, Trout Creek

MLS® #30044225

\$998,888

3 Bedroom, 2.00 Bathroom, 3,048 sqft Residential on 39.15 Acres

N/A, Trout Creek, MT

Motivated Seller wanting a quick close. Cash consideration offered.

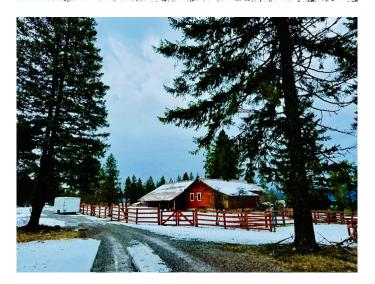
Dreaming of wide-open spaces beneath the big Montana sky? Look no further! This stunning 39.15-acre property is your gateway to nature's paradise. Nestled against the National Forest, it invites herds of elk, deer, and turkey to visit year-round, offering you a front-row seat to Montana's wildlife wonders. Step into your fully remodeled log home, designed with an open concept for modern living. With 3 spacious bedrooms, 2 full baths, and vaulted ceilings, gun safe, this home blends rustic charm with comfortable elegance. The kitchen is a chef's dream come true, complete with a massive quartzite island, a professional-grade griddle/oven combo, a two-tiered six-burner oven combo, and even a deep fryer. Whether you're a culinary artist or an everyday foodie, this kitchen promises endless inspiration.

Relax in not one, but two four-season sunrooms while soaking in breathtaking views of the lake and mountain ranges. Watch the sun dip below the horizon as vibrant colors illuminate the landscape. A spring running through the property flows year-round, offering serene sounds and a picturesque pond.

Grow your own produce in the greenhouse, raise your chickens and ducks in the cozy coop, and transform your small, fenced pasture into a homesteader's haven. For your







hobbies and toys, the large 30x40 shop provides all the storage you'II ever need. And for the entrepreneur in youâ€"two septic-approved spots await your vision for additional income through cabins or homes.

Your furry friends will thrive in the spacious fenced yard, adorned with flourishing apple and apricot fruit trees. Whether you're looking for tranquility, adventure, or opportunity, this property delivers it all. Claim your piece of heaven today!

There is no covenants on this property. You have your own private well that produces over 25 gpm that has been inspected and approved to be used for your future plans of cabins or a house. Water rights are hard to come by, but not with this property. There are four different water rights that provides an ample amount of water for your needs. The back of the property has a firebreak that has been cleared.

Built in 1987

Essential Information

MLS® # 30044225 Price \$998,888

Bedrooms 3 Bathrooms 2.00

Full Baths 2

Square Footage 3,048 Acres 39.15 Year Built 1987

Type Residential

Sub-Type Single Family Residence

Style Log Home

Status Active

Community Information

Address 74 View Point Lane

Subdivision N/A

City Trout Creek

County Sanders

State MT

Zip Code 59874

Amenities

Utilities Cable Connected, Electricity Connected, High Speed Internet Available,

Propane, Phone Connected

Garages Detached

Interior

Appliances Dryer, Dishwasher, Microwave, Range, Refrigerator, Washer

Heating Forced Air, Gas

Fireplace Yes

of Fireplaces 1

Has Basement Yes

Basement Finished

Exterior

Exterior Features Propane Tank - Leased

Lot Description 39.15

Roof Metal

Construction Log

Foundation Poured

Additional Information

Date Listed March 27th, 2025

Days on Market 198