

\$599,900 - 1116 Choteau Avenue, Great Falls

MLS® #30049406

\$599,900

3 Bedroom, 2.00 Bathroom, 2,976 sqft

Residential on 0.27 Acres

N/A, Great Falls, MT

This New Construction home offers a blend of luxury and adaptability, catering to every buyer's needs. Featuring three spacious bedrooms and two bathrooms, the residence boasts soaring vaulted ceilings that enhance its airy ambiance and a touch of modern finishes. The kitchen is a dream with elegant quartz countertops, a Vegas walk in pantry, and high-end gas appliances. Custom roll-out drawers and a hidden garbage compartment add a touch of convenience. Indulge in the warmth of the stylish fireplace, Luxury Pioneer Plus LVP flooring and plush carpets throughout. The primary suite impresses with dual closets and primary bathroom with tiled floors and a tiled shower. The secondary bathroom is also beautifully tiled, adding a layer of sophistication to everyday routines. For those who value organization, the property offers ample storage solutions both upstairs and down. The unfinished basement is a blank canvas, boasting an insulated R 23 ICF foundation, on-demand hot water, and a Reliance Phone Alert System. The home provides a generous heated three-car garage with a tandem section on the left, or the option of using it as a two-car parking space with an attached workshop area to include a hot/cold sillcock with a laundry tub. The outdoor RV concrete parking pad ensures ample space for additional vehicles or recreational needs. Outdoor living is equally impressive with a covered back patio, perfect for entertaining or relaxation. The corner lot will be landscaped



and ready to impress, with steel edging, 8 shrubs, 3 trees, 6 perennials, and an underground sprinkler system all included. The fully sod yard is enclosed by a 6-foot white vinyl privacy fence, complete with a 4-foot gate and a 10-foot double gate. Don't miss the opportunity to make this adaptable and stylish home yours!

Built in 2025

Essential Information

MLS® #	30049406
Price	\$599,900
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,976
Acres	0.27
Year Built	2025
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Active Under Contract

Community Information

Address	1116 Choteau Avenue
Subdivision	N/A
City	Great Falls
County	Cascade
State	MT
Zip Code	59404

Amenities

Parking	RV Access/Parking
# of Garages	3
Garages	Attached

Interior

Appliances	Dishwasher, Microwave, Range, Refrigerator
Fireplace	Yes
# of Fireplaces	1
# of Stories	1
Stories	One
Has Basement	Yes
Basement	Unfinished

Exterior

Foundation	Poured
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Additional Information

Date Listed	May 9th, 2025
Days on Market	150