

\$985,000 - Tbd Novak Creek Lane, Cascade

MLS® #30049774

\$985,000

Bedroom, Bathroom,
Land on 272.19 Acres

N/A, Cascade, MT

Bright yellow wildflowers sway across open meadows, while dramatic rock outcroppings shape fantastic landforms and stunning cliffs. Towering, forested trees frame the horizon, etched against a brilliant blue sky. From the top of this vast 272.19-acre property, panoramic views of the Missouri River winding through the valley offer a breathtaking sight. Nestled in the rugged beauty of the Adel Mountains, this untamed land is where nature still reigns. Rocky Mountain bighorn sheep—tracked by Montana FW&P—call this land home, alongside thriving populations of elk and deer that graze its meadows and roam its forests. Two seasonal springs run through the property, offering crystal-clear waters and enhancing the area's appeal for both wildlife and recreation. While the land boasts exceptional recreational opportunities—ideal for hiking, hunting, and wildlife viewing—it also holds potential as prime grazing ground for cattle or horses. Located in the Dearborn Valley, renowned for its world-class fishing and hunting, this property is a rare opportunity to own a piece of Montana's™ wild heart.

Mineral and logging rights are with the property. Water rights will need to be obtained by the new owner at the owner's expense.



Essential Information

MLS® #

30049774

Price	\$985,000
Acres	272.19
Type	Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	Tbd Novak Creek Lane
Subdivision	N/A
City	Cascade
County	Cascade
State	MT
Zip Code	59421

Additional Information

Date Listed	June 3rd, 2025
Days on Market	139