

\$375,000 - 18711 Copper Ridge Trail, Florence

MLS® #30050302

\$375,000

2 Bedroom, 2.00 Bathroom, 1,188 sqft

Residential on 11.09 Acres

N/A, Florence, MT

Escape to your own off-grid paradise! This incredible 11.09-acre property, surveyed in 2021, offers more than just a home – it's a unique lifestyle. Imagine abundant wildlife and a year-round creek flowing through your backyard, three marked springs, and even your very own recreational gem mine where specular hematite along with other crystals and gems have been found! Plus, enjoy a shared creek-side campground and rest easy knowing all mineral and water rights are yours.

The cozy 2-bedroom, 2-bathroom home (1,188 sq ft) provides comfortable, independent living. It's powered by a reliable 9000W peak generator with a 3000W solar backup. Included as part of the personal property is a valuable 4000-watt inverter generator. Water is supplied by a 250-gallon cistern (potable water delivery needed) with a convenient 120-gallon transfer tank included. Plus, a dedicated water line runs to the creek for easy seasonal watering. Discover an extra building site with breathtaking Bitterroot Valley views, perfect for expansion or a guest cabin. This is more than a house; it's an invitation to a unique, independent Montana adventure!

Built in 2009

Essential Information

MLS® # 30050302

Price \$375,000



Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,188
Acres	11.09
Year Built	2009
Type	Residential
Sub-Type	Single Family Residence
Style	Cabin, Log Home
Status	Active

Community Information

Address	18711 Copper Ridge Trail
Subdivision	N/A
City	Florence
County	Missoula
State	MT
Zip Code	59833

Amenities

Amenities	None
Utilities	Propane, See Remarks
Parking	Additional Parking, Garage, Garage Door Opener, Heated Garage
# of Garages	1
Garages	Attached
View	Mountain(s), Trees/Woods

Interior

Appliances	Dryer, Dishwasher, Freezer, Range, Refrigerator, Washer, Propane Water Heater
Heating	Fireplace(s), Gas, Propane, Stove, Wall Furnace
Stories	One and One Half
Basement	Crawl Space

Exterior

Exterior Features	Garden, Storage, Propane Tank - Owned
Roof	Metal
Foundation	Block, Pillar/Post/Pier, Slab, Treated Wood

Additional Information

Date Listed	May 28th, 2025
Days on Market	147
HOA Fees	125
HOA Fees Freq.	Annually