

\$200,000 - Tbd (12.7 +/- Acres) High Ore Road, Boulder

MLS® #30051834

\$200,000

Bedroom, Bathroom,
Land on 12.70 Acres

N/A, Boulder, MT

Don't miss this amazing opportunity to own a beautiful mountain lot with year-round creek frontage, and power at county road. The property offers incredible hunting opportunities, with deer, elk, and bears frequently seen in the area and on the nearby public land. Outdoor enthusiasts will love the abundance of recreational activities in the area. You'll be close to expansive BLM and Forest Service lands for hunting, surrounded by many creeks and rivers ideal for fishing. This parcel lends itself to an easy commute to Helena, Boulder, or Butte as it is about 1 mile from I-15's High Ore Exit. The seller will grant an easement with sale to get onto property from adjacent parcel/county road. The seller also has a bridge structure that they will negotiate on if buyer decides to cross the creek to their build site. A BLM "right of way" could be another viable option for a buyer to avoid crossing the creek. This property is a patented mining claim, and seller's mineral rights convey with the sale. Affordable creek properties are not easy to come by, so don't miss your opportunity.



Essential Information

MLS® #	30051834
Price	\$200,000
Acres	12.70
Type	Land

Sub-Type	Mining Claim
Status	Active

Community Information

Address	Tbd (12.7 +/- Acres) High Ore Road
Subdivision	N/A
City	Boulder
County	Jefferson
State	MT
Zip Code	59632

Amenities

Is Waterfront	Yes
Waterfront	Creek, Waterfront

Additional Information

Date Listed	June 13th, 2025
Days on Market	88