

\$4,200,000 - 11315 Us Highway 2 E, West Glacier

MLS® #30052412

\$4,200,000

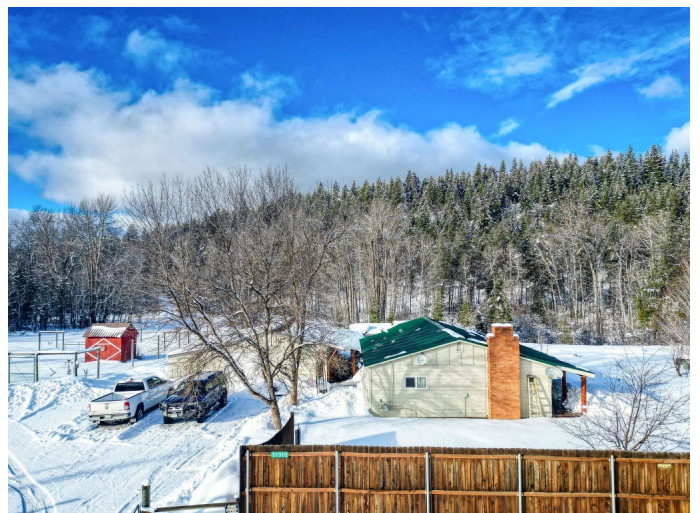
2 Bedroom, 1.00 Bathroom, 842 sqft

Residential on 37.46 Acres

N/A, West Glacier, MT

*Endless Possibilities on 37+ Acres Near Glacier National Park. This extraordinary, 37.46-acre property blends residential charm with exceptional development potential, just minutes from the West Entrance of Glacier National Park, one of the most visited natural landmarks in the U.S. Nestled in a serene, forested setting, the well-maintained 2-bedroom, 1-bath home offers a cozy and private retreat, perfect as a full-time residence, seasonal getaway, or guest lodging while you plan for future possibilities. The home sits comfortably on one of three contiguous parcels, providing flexibility for expansion or development. With two separate entry points and high visibility from a major travel corridor that sees over 3 million visitors annually, this property also presents a compelling opportunity for those looking to invest in the land, whether for future commercial use, vacation rentals, or a multi-home compound. Backing up to the expansive Flathead National Forest, with Lake Five and Lake McDonald nearby, the location is a dream for outdoor lovers. A convenient bike path right out front makes it easy to explore the area or connect with visiting guests.

Key Features: ~37.46 acres across three adjoining parcels. ~2-bed, 1-bath home in excellent condition. ~Dual entry points for flexible access and potential development layout. ~Backing up to national forest with private trails and tranquil scenery. ~Just minutes from Glacier National Park entrance



.~Ideal for residential living, family retreat, or investment with commercial potential .~Rare opportunity to own land in a high-demand area. ~Natural Gas.

Whether you're looking for a peaceful home base in the mountains or a smart long-term investment with unmatched location benefits, this property offers the best of both worlds. Opportunities like this are few and far between.

Built in 1972

Essential Information

MLS® #	30052412
Price	\$4,200,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	842
Acres	37.46
Year Built	1972
Type	Residential
Sub-Type	Single Family Residence
Style	Other
Status	Active

Community Information

Address	11315 Us Highway 2 E
Subdivision	N/A
City	West Glacier
County	Flathead
State	MT
Zip Code	59936

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Phone Connected
Features	Fishing, Lake, Park
# of Garages	2

Garages	Detached
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Interior

Appliances	Refrigerator
Heating	Forced Air, Gas
Stories	One
Basement	Crawl Space

Exterior

Foundation	Poured
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School Information

District	District No. 8
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Additional Information

Date Listed	June 20th, 2025
Days on Market	89
Zoning	Commercial