

\$159,000 - Lot 17 Bighorn Bluff Road, Plains

MLS® #30052525

\$159,000

Bedroom, Bathroom,
Land on 12.15 Acres

Bighorn, Plains, MT

Welcome to Lot 17 in Big Horn Bluffs, where 12.11 acres of Montana wilderness offer unmatched privacy, space, and breathtaking scenery. Perfectly positioned with a southwest-facing view corridor, this remarkable property overlooks majestic mountain ranges, the Clark Fork River, and the sweeping valley floor. This lot features multiple ideal build sites, giving you the flexibility to design your dream getaway, full-time home, or family retreat. With underground power to the site, fiber optics, septic approval, a community fire suppression system, and reliable well depths nearby, Lot 17 is development-ready without sacrificing the off-the-grid lifestyle feel. Located just minutes from Plains, and about 90 minutes to Missoula and Kalispell, the property offers quick access to both small-town charm and larger travel hubs—plus easy proximity to the Clark Fork River, Quinn’s Hot Springs, and outdoor recreation throughout Lolo National Forest. Please note: Photos shown are of the overall development and are intended to provide a general representation of the community. They may not reflect the specific views, features, or location of the individual lot being offered



Essential Information

MLS® #	30052525
Price	\$159,000

Acres	12.15
Type	Land
Sub-Type	Residential
Status	Active

Community Information

Address	Lot 17 Bighorn Bluff Road
Subdivision	Bighorn
City	Plains
County	Sanders
State	MT
Zip Code	59859

Amenities

Amenities	Gated, Picnic Area
View	Mountain(s), Creek/Stream, Valley, Trees/Woods

Exterior

Lot Description	Irregular
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Additional Information

Date Listed	June 26th, 2025
Days on Market	50
HOA Fees	400
HOA Fees Freq.	Annually