

\$370,000 - Lot 12 And 648 Eder Lane, Garrison

MLS® #30052549

\$370,000

Bedroom, Bathroom,
Land on 40.00 Acres

N/A, Garrison, MT

The Purple Mountains Majesty can be seen from everywhere on this property! Build to take in the stunning views of the Flint Creek, Boulder and Pintler and Fleecer Mountain Ranges Make this 40+ acre homestead your place to live. Set up for the ideal self sufficient living situation. Plenty of space for your critters to run and graze in the perimeter fenced 40 acres! Powell county Montana is an easy place to live and to build. The well has been drilled producing 25 GPM and can be used for your domestic water needs as well as for your livestock. The southern exposure is tremendous but If off-grid living is not for you, power is across the road on the neighborâ€™s property. The land has some varied topography which is perfect to maximize your views, the raising of animals and working a large garden for your homesteading needs. To get a jump start, there is a 5th wheel on the property that will transfer upon sale. It is a 2002 Jayco Designer 38 feet long. It has three slide outs with a washer and dryer. The 40â€™ Connex will also be transferred upon sale. There is a large, fenced pen that currently houses goats and donkeys. Runoff drainage cuts through the property & helps it to be grassy! Bring your dreams & your homesteading goals! No covenants or HOA's This county makes it super easy to build & be creative with your off-grid dreams. Itâ€™s time to turn this into your preppers paradise! Just 4 short miles to the I-90 interchange & centrally located about 50 miles from Butte or Helena or



1 hour to Missoula for large supplies and 20 minutes to Deer Lodge for gas and groceries. Please leave the gates how you find them.

Essential Information

MLS® #	30052549
Price	\$370,000
Acres	40.00
Type	Land
Sub-Type	Residential
Status	Active

Community Information

Address	Lot 12 And 648 Eder Lane
Subdivision	N/A
City	Garrison
County	Powell
State	MT
Zip Code	59731

Amenities

View	Meadow, Mountain(s), Residential, Valley, Trees/Woods
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Additional Information

Date Listed	June 25th, 2025
Days on Market	6