

\$575,000 - 2216 S 12th Street W, Missoula

MLS® #30053895

\$575,000

3 Bedroom, 3.00 Bathroom, 1,860 sqft
Residential on 0.08 Acres

Theresa Hamilton, Missoula, MT

Well designed 3 bedroom 3 bath, open floor plan with 9 foot ceilings. The 8.2 kW solar array is installed to offset rising utility costs, an 18 thousand dollar value and the new owner could possibly claim the 30% tax credit if purchased before the end of the 2025. One bedroom and bathroom on the main floor along with an extra deep heated finished garage with space to create a work shop, home gym, or just extra storage. Mechanical room has easy access for the electric panel, solar inverter, water heater and furnace. Indoors, appreciate all the quality upgrades throughout - hardwood floors, chefs sink, sound-dampening insulation, large sunny windows, tiled bathrooms, quartz kitchen countertops, all-new appliances and much more. Purchaser may claim the 30% federal tax credit - a value of \$5,645 - and take advantage of approximately \$1,375 in annual utility savings. Please remove shoes.

Built in 2024

Essential Information

MLS® #	30053895
Price	\$575,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,860
Acres	0.08



Year Built	2024
Type	Residential
Sub-Type	Townhouse
Style	Modern
Status	Active

Community Information

Address	2216 S 12th Street W
Subdivision	Theresa Hamilton
City	Missoula
County	Missoula
State	MT
Zip Code	59801

Amenities

Amenities	None
Utilities	Electricity Connected, Natural Gas Connected, High Speed Internet Available
Features	Curbs, Sidewalks
Parking	Additional Parking, Garage, Garage Door Opener, Heated Garage, Tuck Under Garage
# of Garages	2
Garages	Attached

Interior

Interior Features	Open Floorplan, Walk-In Closet(s)
Appliances	Dishwasher, Disposal, Microwave, Range, Refrigerator
Heating	Forced Air
Cooling	Central Air
Stories	Two
Basement	None

Exterior

Exterior Features	Balcony, Rain Gutters
Construction	Cement Siding, Wood Frame
Foundation	Slab

Additional Information

Date Listed	July 13th, 2025
-------------	-----------------

Days on Market	59
Zoning	Residential