

\$1,100,000 - 1420 Summerdale Road, Corvallis

MLS® #30054404

\$1,100,000

2 Bedroom, 2.00 Bathroom, 1,752 sqft

Residential on 17.00 Acres

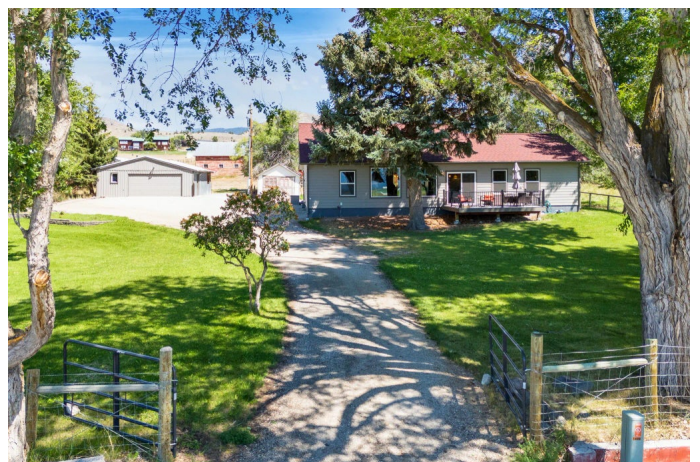
SUMMERDALE ORCHARDS, Corvallis, MT

Welcome to 17 gently rolling acres in the heart of Montana's magnificent Bitterroot Valley – a place where big skies, mountain views, and endless possibilities come together.

Perched on a west-facing ridge, this rare property captures sweeping, unobstructed vistas of the Bitterroot Mountains and offers a stunning canvas for your vision.

Whether you dream of a private retreat, a multi-home estate, or a legacy family compound, the land's natural contours create multiple ideal building sites, each with its own breathtaking outlook. With convenient access from two paved, county-maintained roads, you'll enjoy both privacy and ease of connection. Recent site evaluations show promising development potential, with septic feasibility already established. Abundant water and irrigation rights open the door to pastures, orchards, or small-scale farming – making this property as practical as it is picturesque. (Continued...) Currently, 12 acres are planted in high-quality pasture grass, supported by a wheel and stub irrigation system. The land is fenced with both electric and pole fencing, making it ready for livestock or equestrian use.

Horse enthusiasts will appreciate the modern three-stall stable, complete with an attached tack room and adjacent pasture. Remnants of the property's past as an apple orchard add charm and character: the original log apple-sorting building, bunkhouse, and workshop remain, offering unique restoration or redevelopment opportunities. The existing



two-bedroom, two-bath modern farmhouse features an open floor plan designed to showcase the magnificent views of the Bitterroot Range. ADA features would allow for a beautiful transition when needed. A detached two-car garage with workshop adds practical space for vehicles and tools. With its rare combination of beauty, usability, and expansion potential, this is more than a property—it's a foundation for generations to come.

Built in 2020

Essential Information

MLS® #	30054404
Price	\$1,100,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,752
Acres	17.00
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Active

Community Information

Address	1420 Summerdale Road
Subdivision	SUMMERDALE ORCHARDS
City	Corvallis
County	Ravalli
State	MT
Zip Code	59828

Amenities

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, High Speed Internet Available
# of Garages	2

Garages	Detached
View	Mountain(s), Valley

Interior

Appliances	Dishwasher, Microwave, Range, Refrigerator
Heating	Forced Air, Gas
Cooling	Central Air
# of Stories	1
Stories	One
Basement	None

Exterior

Construction	Cement Siding
Foundation	Poured

Additional Information

Date Listed	August 10th, 2025
Days on Market	68
Zoning	None