

\$225,000 - 450 Us Highway 2 E, Columbia Falls

MLS® #30056390

\$225,000

Bedroom, Bathroom,
Land on 0.76 Acres

N/A, Columbia Falls, MT

Your slice of Montana paradise awaits in Columbia Falls, nestled in the heart of Flathead Valley with sweeping views of the Swan Mountain Range and deeded access to the Flathead River. This 0.76-acre property offers an ideal location—just minutes from Glacier National Park and the vibrant mountain town of Whitefish—providing year-round adventure, recreation, and incredible scenery. A private, 10-foot-wide easement trail along the east boundary of the neighboring tract extends to the river. While direct access at the river’s edge is currently limited, the easement still offers a potential opportunity for connecting to the natural surroundings. For fishing or launching a kayak, the Teakettle Fishing Access and Boat Launch are conveniently located just downstream - just 0.2 miles away! The lot sits outside the floodplain and includes a past DEQ septic approval (buyer to verify for current plans). Whether you’re envisioning a primary residence, a vacation retreat near Glacier, or a small homestead, this property delivers flexibility, privacy, and lasting investment potential.



Essential Information

MLS® #	30056390
Price	\$225,000
Acres	0.76
Type	Land

Sub-Type	Residential
Status	Active

Community Information

Address	450 Us Highway 2 E
Subdivision	N/A
City	Columbia Falls
County	Flathead
State	MT
Zip Code	59912

Amenities

View	Mountain(s)
Waterfront	River Access, Water Access

Additional Information

Date Listed	August 25th, 2025
Days on Market	54