

\$374,000 - 25 Happys Way, Plains

MLS® #30056400

\$374,000

Bedroom, Bathroom,
Land on 6.07 Acres

N/A, Plains, MT

1747 FEET OF RIVER FRONTAGE! Six Acres. Located in Perma, only 1 hour to Missoula, Thompson Falls or Polson. No Association fees. Electricity available at the neighboring parcel. Septic system installed. Well recently drilled (20 GPM). Ready to build. Plans available for a 1600 sq ft home. Foundation trench work already done for the 40'x40' sized home. Improved gravel road and parking in front of the proposed home site. A rare, fisherman's paradise. Flathead River floating, swimming & fishing with boat access only 1/4 mile away. Limited growth potential in the immediate area w/pristine Reservation land around. Enjoy full-time living or simply create a seasonal, temporary playground. Could make an incredible vacation rental. A versatile Montana investment. Hot spring resorts (Quinns or Symes Hot Springs) w/in 30 min.

Essential Information

MLS® #	30056400
Price	\$374,000
Acres	6.07
Type	Land
Sub-Type	Residential
Status	Active

Community Information

Address	25 Happys Way
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Subdivision	N/A
City	Plains
County	Sanders
State	MT
Zip Code	59859

Amenities

Utilities	Electricity Available, Phone Available
View	Creek/Stream
Is Waterfront	Yes
Waterfront	Navigable Water, River Access, Waterfront

School Information

District	District No. 1
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Additional Information

Date Listed	August 25th, 2025
Days on Market	38
Zoning	Residential