

\$698,400 - 36031 Esters Lane, Polson

MLS® #30057010

\$698,400

3 Bedroom, 3.00 Bathroom, 3,037 sqft

Residential on 1.13 Acres

Olds Villa, Polson, MT

Two homes, two lots! An opportunity to live in concert with nature, where creek water ambles along under a canopy of mature deciduous trees, tall tamarack and pines and cedars.

1.13 acres of lush green lawn, meticulously cared for, elbow room and privacy creating a sanctuary for people and wildlife! Main home was completely updated, from the studs in and out, new electrical 12 wire throughout, plumbing all new. More recently and a newly engineered septic system installed. A covered deck added wrapping 2 sides of the 1940's home. The upper level recreated as 2 possible bedrooms, or as a chic primary suite. Brand new modern bathroom w both tub and shower units. On the main, original oak hardwood floors were restored, the kitchen fully updated with appliances, counters, and eating island. Basement offers lots of options. Hardiboard exterior, paved driveway, an 8' fence privatizes the ambiance in this subdivision located just 3 minutes from Polson. Super convenient location. Cabin can be rented, and is at this time. It was built near the creek, with an engineered pressurized septic system, comes complete with kitchen, laundry, bedroom, and bath, loft, deck and carport. The sound of the rushing bubbling brook mitigates traffic noise in spring and summers. There is a water right and the sprinkler lines are buried from the creek to the fence line. A 2 hp pump serves several properties, not difficult process to install a personal 1.5 hp pump and disconnect from group pumping system. Each lot has its



own private driveway off East Shore Route.
The Olds Villa subdivision is a special neighborhood of 6 home sites. If you are a horse lover, resident seller has ample pasture on an adjoining property, so horse accommodations can be available. Truly, this is a little Shangri-la! The CCR's are being restated, and are forthcoming. Shown by appointment only.

Built in 1949

Essential Information

MLS® #	30057010
Price	\$698,400
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,037
Acres	1.13
Year Built	1949
Type	Residential
Sub-Type	Single Family Residence
Style	Multi-Level, Ranch, Tri-Level
Status	Active

Community Information

Address	36031 Esters Lane
Subdivision	Olds Villa
City	Polson
County	Lake
State	MT
Zip Code	59860

Amenities

Utilities	Electricity Connected, High Speed Internet Available, See Remarks
Parking Spaces	1
Parking	Additional Parking

# of Garages	2
Garages	Detached
View	Meadow, Residential, Creek/Stream, Trees/Woods
Is Waterfront	Yes
Waterfront	Creek, Waterfront

Interior

Appliances	Dishwasher, Range, Refrigerator
Heating	Ductless, Electric, Forced Air
Cooling	Ductless
# of Stories	1
Stories	Three Or More, One
Basement	Full, Partially Finished, Walk-Up Access

Exterior

Exterior Features	See Remarks
Roof	Asphalt, Composition
Construction	Cement Siding, See Remarks, Wood Siding, Wood Frame
Foundation	Poured

Additional Information

Date Listed	September 5th, 2025
Days on Market	46
Zoning	Agricultural