

\$230,000 - 104 Lancer, Missoula

MLS® #30057031

\$230,000

1 Bedroom, 1.00 Bathroom, 300 sqft
Residential on 0.18 Acres

N/A, Missoula, MT

Tucked along the banks of the Blackfoot River, this riverfront lot offers both charm and opportunity. A 12x24 tiny home already sits on the property, livable as it is yet awaiting your finishing touches to make it uniquely yours. Step outside to enjoy a porch, an additional deck, and a shed for storage, all framed with large trees and mature fruit trees that lend shade and abundance. Just ten minutes from Missoula and close to the amphitheater, the setting is perfectly balanced between convenience and retreat. Known for its blue-ribbon trout fishing, rafting, and canoeing, the Blackfoot is more than a view—it’s a way of life. Whether you keep the cozy tiny home or build something new, this property offers a rare chance to create the riverfront escape you’ve been dreaming of.

Built in 1995

Essential Information

MLS® #	30057031
Price	\$230,000
Bedrooms	1
Bathrooms	1.00
Half Baths	1
Square Footage	300
Acres	0.18
Year Built	1995
Type	Residential



Sub-Type	Single Family Residence
Style	Cabin
Status	Active

Community Information

Address	104 Lancer
Subdivision	N/A
City	Missoula
County	Missoula
State	MT
Zip Code	59802

Amenities

Amenities	None
View	Mountain(s), Creek/Stream
Is Waterfront	Yes
Waterfront	River Access, Waterfront

Interior

Appliances	Refrigerator
Basement	None

Exterior

Foundation	Poured, Pillar/Post/Pier
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Additional Information

Date Listed	September 7th, 2025
Days on Market	32