

# \$850,000 - 1268 Hunts Mill Road, Troy

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MLS® #30057226

**\$850,000**

3 Bedroom, 2.00 Bathroom, 1,664 sqft  
Residential on 2.00 Acres

Cedar Glen Estates Phase II, Troy, MT

Nestled on 2 acres with stunning Kootenai River frontage, this lovely 3-bedroom 2 bath home is beautifully designed, featuring vaulted ceilings in the living room that create an airy and expansive atmosphere, with an abundance of windows capturing the scenic river views. Wood burning stove provides warmth and gives this lovely home with its desirable open floor plan a cozy and comfortable feel. The kitchen is spacious with beautiful cabinetry and open to the dining room where you will find sliding glass doors that step out to a wonderful deck overlooking the gorgeous Kootenai river. The master bedroom has ensuite with walk-in shower and closet. There are two additional bedrooms and guest bath, offering ample space for comfortable living. Dedicated laundry room is spacious and has utility sink. Attached two-car garage is large and provides secure parking and additional storage. Situated on a generous 2 acre parcel this beautiful property has fruit trees and offers significant outdoor space. Beautifully landscaped providing privacy and a peaceful serene setting, this lovely home offers an exceptional opportunity to embrace the Montana lifestyle. Call for your appointment to see this lovely river home today!



Built in 2006

## Essential Information

|                |                         |
|----------------|-------------------------|
| MLS® #         | 30057226                |
| Price          | \$850,000               |
| Bedrooms       | 3                       |
| Bathrooms      | 2.00                    |
| Full Baths     | 1                       |
| Square Footage | 1,664                   |
| Acres          | 2.00                    |
| Year Built     | 2006                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Style          | Ranch                   |
| Status         | Active                  |

### Community Information

|             |                             |
|-------------|-----------------------------|
| Address     | 1268 Hunts Mill Road        |
| Subdivision | Cedar Glen Estates Phase II |
| City        | Troy                        |
| County      | Lincoln                     |
| State       | MT                          |
| Zip Code    | 59935                       |

### Amenities

|               |                                                                             |
|---------------|-----------------------------------------------------------------------------|
| Utilities     | Electricity Connected, High Speed Internet Available, Underground Utilities |
| Parking       | Additional Parking                                                          |
| # of Garages  | 2                                                                           |
| Garages       | Attached                                                                    |
| View          | Mountain(s), Creek/Stream, Trees/Woods                                      |
| Is Waterfront | Yes                                                                         |
| Waterfront    | Navigable Water, River Access, Waterfront                                   |

### Interior

|                   |                                                                           |
|-------------------|---------------------------------------------------------------------------|
| Interior Features | Main Level Primary, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s) |
| Appliances        | Dryer, Dishwasher, Range, Refrigerator, Washer                            |
| Heating           | Baseboard, Electric, Wood Stove, Wall Furnace                             |
| # of Stories      | 1                                                                         |
| Stories           | One                                                                       |
| Basement          | Crawl Space                                                               |

**Exterior**

|                   |             |
|-------------------|-------------|
| Exterior Features | Storage     |
| Roof              | Composition |
| Construction      | Wood Frame  |
| Foundation        | Poured      |

**Additional Information**

|                |                      |
|----------------|----------------------|
| Date Listed    | September 14th, 2025 |
| Days on Market | 26                   |