# \$224,500 - Lot 11 Stonefly Road, Clinton

MLS® #30058300

#### \$224,500

Bedroom, Bathroom, Land on 1.00 Acres

Ridge Above Rock Creek, Clinton, MT

Nestled in the serene beauty of The Ridge Above Rock Creek, lies a magnificent one-acre parcel of land. Embrace the outdoors with access to 437 acres of recreation land within the community, inviting you to indulge in countless outdoor pursuits. As an added bonus, this property borders vast Nature Conservancy Land, providing limitless opportunities for thrilling adventures like hunting, camping, biking, leisurely walks, or exhilarating snowmobile rides. Despite its tranquil and secluded ambiance, you'll find yourself just a short 20-mile drive from Missoula via Highway 90, ensuring convenient access to urban amenities. Nature lovers will relish the proximity to Rock Creek, a legendary destination known for its superb fishing and hunting opportunities. Discover the modern comforts that await you on this lot, including natural gas.

#### **Essential Information**

MLS® # 30058300 Price \$224,500

Acres 1.00 Type Land

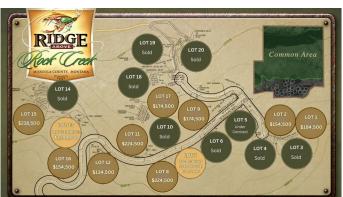
Sub-Type Residential

Status Active

## **Community Information**

Address Lot 11 Stonefly Road







Subdivision Ridge Above Rock Creek

City Clinton
County Missoula

State MT Zip Code 59825

## **Amenities**

Amenities Snow Removal, See Remarks

Utilities Electricity Available, Natural Gas Available

View Meadow, Mountain(s), Trees/Woods

## **Additional Information**

Date Listed October 6th, 2025

Days on Market 2

Zoning Residential

HOA Fees 645

HOA Fees Freq. Annually