

\$1,249,000 - 200 Lakeview Terrace, Marion

MLS® #30060136

\$1,249,000

5 Bedroom, 5.00 Bathroom, 3,200 sqft

Residential on 10.00 Acres

N/A, Marion, MT

Escape the Ordinary - Embrace Montana Living! NO COVENANTS, NO HOA, Scenic Cooridoor Zoning! Nestled in a scenic setting with stunning mountain views and minutes from McGregor Lake™'s shores, this beautifully crafted 5-bedroom, 4.5-bathroom home offers 3,200 square feet of finished living space, plus a 512 square foot studio apartment above the garage and an additional 385 square feet of enclosed, dry storage space beneath the home—perfect for future expansion or extra storage. The main living area showcases high-end finishes including circle sawn wood flooring, custom railings, and vaulted ceilings. The kitchen is a showstopper with cherry wood cabinets, a custom granite island, knotty alder trim and doors, a custom hood and pantry door, double oven, gas range, dishwasher, laminate countertops, and a stunning copper farm sink. Large windows flood the space with natural light.

The spacious primary en suite features a walk-in closet, reclaimed barn wood accent wall, dual vanity with a custom knotty alder cabinet, natural stone shower, a separate water closet, and is roughed in for a luxurious soaker tub (under tile) .

The lower level includes four additional bedrooms, two full bathrooms with dual vanities and vintage mirrors, a second living room, custom-painted concrete floors with radiant floor heat, and both a utility room and multiple storage closets. A thoughtfully designed mudroom with custom built-ins leads



into the attached 3-car garage, which includes a utility sink and is roughed in for a gas heater. The studio apartment above the garage is partially finished with a completed 3/4 bath, additional 220 amp service, and rough-ins for a kitchenette—ideal for guests, rental income, or creative space.

Enjoy outdoor living on the large covered front and back decks overlooking a fully fenced yard with a chain-link fencing, platform treehouse, playground, and zip line. The back deck features tongue and groove ceilings, Trex decking and custom railings, overlooking stunning mountain views. The property also includes a shed, custom reclaimed wood siding from an Eastern Montana grain bin, central A/C, gas forced air, and a 500-gallon propane tank. High-efficiency insulated concrete form foundation construction offers durability and energy savings. With endless custom details and room to grow, this one-of-a-kind property is perfect to enjoy Montana living at its finest.

Built in 2022

Essential Information

MLS® #	30060136
Price	\$1,249,000
Bedrooms	5
Bathrooms	5.00
Full Baths	3
Half Baths	1
Square Footage	3,200
Acres	10.00
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Style	Ranch
Status	Active

Community Information

Address	200 Lakeview Terrace
Subdivision	N/A
City	Marion
County	Flathead
State	MT
Zip Code	59925

Amenities

Utilities	Electricity Connected, High Speed Internet Available, Propane, See Remarks
Parking	Additional Parking, Boat, Garage, Garage Door Opener, Gated, RV Access/Parking, See Remarks
# of Garages	3
Garages	Attached
View	Mountain(s), Trees/Woods

Interior

Interior Features	Main Level Primary, Open Floorplan, Vaulted Ceiling(s), Walk-In Closet(s)
Appliances	Dishwasher, Microwave, Range, Refrigerator
Heating	Forced Air, Gas, Radiant Floor
Cooling	Central Air
# of Stories	1
Stories	Two, One
Has Basement	Yes
Basement	Daylight, Full, Finished

Exterior

Exterior Features	Fire Pit, Playground, Storage, Propane Tank - Leased
Foundation	Poured

School Information

District	District No. 54
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Additional Information

Date Listed	October 21st, 2025
Zoning	None