

BERKSHIRE HATHAWAY
HOMESERVICES

| MONTANA PROPERTIES



MONTANA REAL ESTATE

RESIDENTIAL | LUXURY | RANCH | COMMERCIAL

**#1 in
MT**



Welcome to the breathtaking beauty of Montana,

Where majestic mountains, sprawling landscapes, and vibrant communities await. At Berkshire Hathaway HomeServices Montana Properties, we are thrilled to present an exclusive collection of real estate opportunities that capture the essence of this remarkable state. With our deep local knowledge, extensive network, and the trusted reputation of Berkshire Hathaway behind us, we are committed to providing you with unparalleled service and exceptional results. Join us on this remarkable journey as we invite you to explore the wonders of Montana and discover the home of your dreams.



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Ranked #1 in Montana

by Real Trends, RIS Media and Swanepoel Mega 1000.



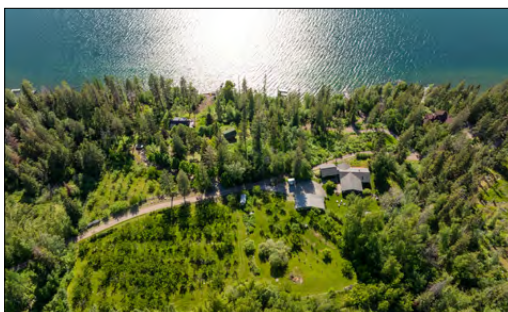
Welcome to Bigfork

Bigfork, Montana, perfectly encapsulates the quintessential Montana lifestyle with its stunning location on the edge of Flathead Lake, offering both a lively community atmosphere and breathtaking natural surroundings. This charming village not only thrives on its proximity to Flathead Lake—the center of local water-based activities like boating, sailing, kayaking, and fishing—but also the Swan river to enjoy a day of fly fishing or a fun float. The scenic Swan and Mission Mountains mountains attract hikers, bikers, and nature lovers with their well-maintained trails providing stunning views and, in winter, opportunities for snowshoeing and cross-country skiing. Beyond outdoor pursuits, Bigfork boasts a thriving cultural scene. The Bigfork Summer Playhouse is celebrated for its high-quality theatrical productions, while local art galleries, boutiques, and artisan shops reflect the village's vibrant arts community. Together, these elements make Bigfork a year-round destination that offers a dynamic and culturally rich lifestyle deeply connected to its natural and community roots.

BIGFORK OFFICE
425 Grand Drive, Suite B
Bigfork, MT 59911



[Our Current Listings](#)



18366 BEAR DANCE LANE, BIGFORK

\$3,995,000 | #30028092



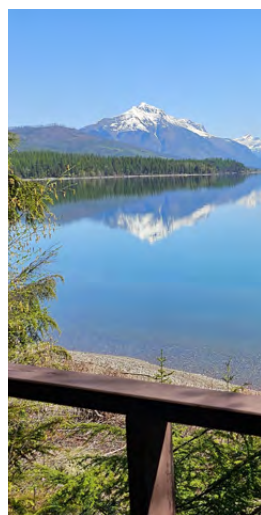
LUXURY COLLECTIONSM

Discover an extraordinary find on the east shore of Flathead Lake, featuring 290± feet of waterfront with a private dock on 7.25± acres. This single-level, three-bedroom home with a detached garage that includes a bonus work space and entertaining space is nestled midway to the lake, with an additional potential building site closer to the water with power. The property boasts a lush 500± tree orchard spanning approximately 2 acres, with cherry trees and a variety of other fruit trees, complemented by two flowing creeks and a small pond. The home offers a spacious open-plan living room, den, dining area, and open kitchen. A family room with opens to a large aggregate-covered patio. The residence also includes two primary suites

and an additional guest bedroom. Expansive decks provide stunning views of the lake and surrounding scenery.



**Jen
Clement**
406.360.9849





361 GRIST ROAD, WEST GLACIER

\$15,000,000 | #30019801



LUXURY COLLECTIONSM

This rare lakefront property, nestled within Glacier National Park, offers stunning views of Lake McDonald and the surrounding mountain peaks. Three parcels on 1.55± acres include 103' of Lake McDonald frontage and a cozy 2-bedroom cabin built in 1968 with a deck overlooking the lake. With no covenants or zoning restrictions, and with utilities already connected, it could accommodate many of your most treasured dreams.

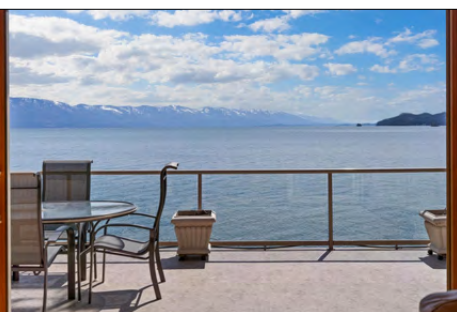
Activities like paddling along the shore, exploring the forest, or stargazing by a crackling fire promise cherished memories. The property, passed down through generations, provides a unique opportunity for your own retreat within the revered Crown of the Continent. With fewer than 50 privately held properties along Lake McDonald, this is a rare chance to own property within this internationally celebrated natural wonder.

Getting here is easy! Glacier International Airport and Amtrack in Whitefish are both less than 30 miles away. You may choose to never leave this idyllic retreat, but there are a multitude of options if you opt to do so. Two excellent ski resorts are within an hour's drive, there are multiple golf courses, and all of the dining, shopping, entertainment, and medical facilities of the Flathead Valley can be found nearby in Columbia Falls, Whitefish, Kalispell, and Bigfork.



**Angie
Killian**

406.249.7617



632 LUTHERAN CAMP ROAD, LAKESIDE

\$3,750,000 | #30023383



Unmatched lakefront living on Flathead Lake! This sprawling 1-acre estate is a true paradise, with 3+ bedrooms + 2.5 baths, guest house, 34x40 shop, and incredible extras. Revel in the jaw-dropping and breathtaking views of the lake and mountains through the expansive walls of windows in the main residence. Entertain in grand style indoors and out! Easy launching your boat via the automatic rail system and protective storage and relaxing in the boat house's bunk room. The gentle sloping yard leads to the pebble beach located on a private cove and a 65 ft newer cement dock offering endless opportunities for waterfront enjoyment. The 34x40 Shop will hold a large RV + additional RV parking with hookups on the side. An absolute dream property with glistening Flathead waters in your backyard! Adjacent to the main house, a versatile 530 sq. ft. building with plumbing and heat presents for endless

opportunities as a 2 bedroom in-law guest quarters-just add a bathroom, workshop, hobby room or bonus space. No Covenants or HOA.



**Kristen
Broughton**
406.212.6237



**Gabriel
Broughton**
406.890.4601

10 BEAR DANCE VILLAGE, BIGFORK

\$3,000,000 | #30026725



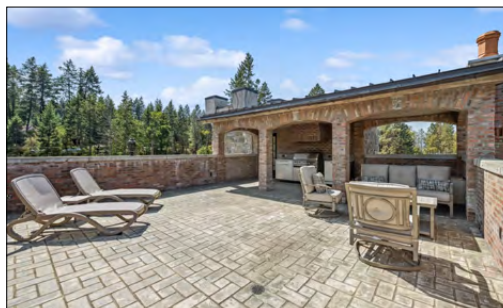
LUXURY COLLECTIONSM

Experience unparalleled luxury at The Gallatin, a stunning retreat that perfectly blends European grandeur with the natural beauty of Montana. Situated on the pristine waterfront of Bigfork Bay and Flathead Lake. This exquisite 2-bedroom, 3.5-bathroom home offers an unparalleled living experience. Indulge in culinary delights in the gourmet kitchen, and take the elevator to the top floor for an unforgettable rooftop dining experience, complete with an outdoor kitchen and breathtaking views of Bigfork Bay. The Gallatin is nestled within Bear Dance, an exclusive gated community. Just a short stroll into Bigfork Village, renowned for its charming shops, art galleries, boutiques, fine dining, breweries, & distilleries. Enjoy live music at a local pub or catch a theater production at the nationally

acclaimed Bigfork Summer Playhouse. Outdoor enthusiasts will relish the abundant activities available near by, from hiking in the Jewel Basin, to golfing at the prestigious Eagle Bend Golf Course, or fly-fishing in the serene Flathead and Swan Rivers. Glacier National Park, with its stunning landscapes, is a scenic 50-minute drive away.



**Kristen
Broughton**
406.212.6237





425 GRAND DRIVE, BIGFORK

\$2,900,000 | #30021739



LUXURY COLLECTIONSM

Introducing the extraordinary Grand View building & Luxury Glieden Lodge apartments, nestled in the vibrant heart of Bigfork Village and commanding the North East corner of majestic Flathead Lake. Boasting multi-use zoning, this remarkable property offers a rare opportunity with five distinct rental units. Among them are three exquisite one-bedroom luxury apartments, a restaurant, and office/retail space, providing versatile options for various endeavors. Perched next to the shores of Bigfork Bay, the property offers unparalleled water views, complemented by expansive viewing decks adorning the front apartments and a spacious dining patio. With approximately 3,000 sqft of decking and patio space, there's ample room to enjoy the serene beauty of the surroundings.



**Kristen
Broughton**
406.212.6237

121 & 135 BOON ROAD, SOMERS

\$999,900 | #30022369

TWO HOMES in historic Somers tucked into the pines along the scenic Flathead corridor adjacent to public lake access, boat launch and the Great Northern Trail. The 3 bed 2 bath house has a peek a boo lake view and built in gun safe, and both it and the 1 bed 1 bath house enjoy landscaped backyards against a hillside of rock and wildflowers. Both have a bright and airy open concept design. Just a walk from Somers Beach State Park with nearly half a mile of shoreline including sandy beaches and bird preserve, recreational opportunities abound. The international airport in Kalispell is a 30-minute drive north. A must see!



**Kathleen
Devlin**
406.381.4720



32646 DELARO RANCH ROAD, BIGFORK

\$889,000 | #30026394

Discover this charming Montana chalet nestled on 10± private acres within the gated Delaro Ranch subdivision. This property boasts a large front deck perfect for taking in the expansive views. The chalet features three bedrooms and two bathrooms, an attached two-car garage, and an additional 24x38 large shop. Inside, you'll find custom knotty alder cabinets with an island, slate tile flooring, vaulted ceilings and a Generac generator for peace of mind. Horse enthusiasts will appreciate the meadow for grazing, a large covered lean shed, and hay storage. Plus, enjoy access to State land and Estes Lake. This one-of-a-kind property is a must-see!



**Kristen
Broughton**
406.212.6237



34597 MT HIGHWAY 35, RV LOT 33 & 34, POLSON

\$99,900 - \$109,900 | #30023033

Take advantage of this unique year round access opportunity to own not just one, but two RV lots! Lots 33 & 34 doubling your potential to create your own slice of paradise within Paradise Pines RV Resort. Welcome to Paradise Pines RV Resort, where relaxation meets adventure! These sought-after RV lots boast full hookups, providing the ideal spot for your RV or park model. Situated in a prime location, you'll have easy access to the breathtaking Flathead Lake, the vibrant town of Polson, and the charming community of Bigfork. Storage is a breeze with the inclusion of a spacious shed, ensuring you have ample space for all your outdoor gear.



**Kristen
Broughton**
406.212.6237



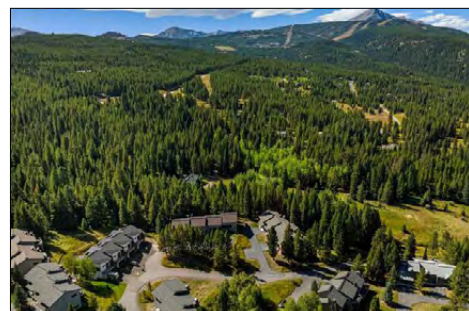
Welcome to Big Sky

Big Sky, Montana, is a perfect place for those seeking both adventure and tranquility, deeply rooted in outdoor recreation and scenic beauty. Renowned for its excellent ski slopes at Big Sky Resort, the town offers a range of activities for all skill levels, from skiing in winter to hiking, golfing, and mountain biking in the warmer months, all amid the breathtaking Rocky Mountains. The nearby Gallatin River, celebrated for its blue-ribbon trout fishing, further enhances the area's appeal plus the short drive to the iconic Yellowstone National Park. Complementing its outdoor lifestyle, Big Sky features the Warren Miller Performing Arts Center and local galleries that enrich the community with music, dance, theater, and regional art. With community events like the Music in the Mountains series and weekly summer farmer's markets, Big Sky fosters a strong sense of community, offering a dynamic blend of outdoor excitement, making it a perfect mountain retreat.

BIG SKY OFFICE
55 Lone Peak Drive, Suite 3
Big Sky, MT 59716



Our Current Listings



687 SUNBURST DRIVE, BIG SKY

\$2,100,000 | #387119

Embrace the Montana mountain lifestyle in this modern condo. Located in the heart of Big Sky, this contemporary retreat offers comfort and convenience in a stunning natural setting. The main floor boasts a bright kitchen opening to dining room and living room complete with fireplace, with access to patio and shared yard. Enjoy Yellow Mountain views from the spacious primary suite with private deck and adjacent office, benefitting from nice separation from the additional two bedrooms. Head out to Nordic ski trails from the condo, or take a short drive up the mountain to ski and bike at Big Sky Resort or use the complimentary Skyline Connect for a ride to restaurants, shopping and events in Town Center. Sold fully furnished with few exceptions. Currently occupied as long term luxury rental, contact agent for historical income information.



Katie Morrison
406.570.0096





22 LITTLE THUNDER ROAD, BIG SKY

\$11,900,000 | #385481



LUXURY COLLECTIONSM

This remarkable property captures the essence of rustic luxury, offering a harmonious blend of nature's grandeur and modern comfort. It offers direct ski-in and ski-out access on a groomed trail from the home, bordering Big Sky Resort. Expansive windows frame panoramic views of Lone Peak and Fan Mountain. A spacious living area beckons you to unwind by the stone fireplace, with the additional warmth of reclaimed oak floors and exposed timber frame beams creating a cozy, mountain retreat vibe. The kitchen is a culinary oasis, showcasing smart appliances and ample space for creating gourmet meals. Alternatively grill and dine alfresco on the adjoining Brazilian hardwood deck, enjoying the gas fire pit and Viking grill. The bedrooms are sanctuaries of comfort, each one meticulously designed to provide a restful haven after a day of exploration. The primary suite wing is thoughtfully positioned for privacy on the main floor with walk-in closet and spa-like bathroom, and adjacent office. An additional guest suite is located on the main floor plus two guest suites and versatile bonus room used as a guest room on the lower level. A fully-equipped bar and rec room accompanied by a patio featuring a hot tub and gondola, creates an ideal setting for relaxing. Meanwhile, the workout room with a Lone Peak view, serves as constant motivation, with an elevator on standby to ease any post-workout fatigue. Modern conveniences abound, including central air, humidification system, radiant heating, automatic blinds, and a comprehensive lighting system. Beyond guest accommodations, there is also plenty of room for snowmobiles and ski quivers in the six car garage, fully finished with cabinetry, epoxy floors, storage area, two separate bays, ski storage, boot dryers, and drain trench, with an entrance to a patio on the edge of the ski trail. Sold furnished with exceptions.



**Katie
Morrison**
406.570.0096

TBD SKYWOOD ROAD, BIG SKY

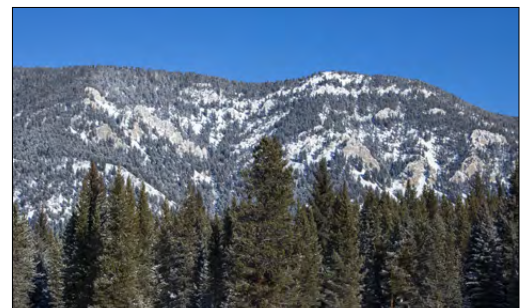
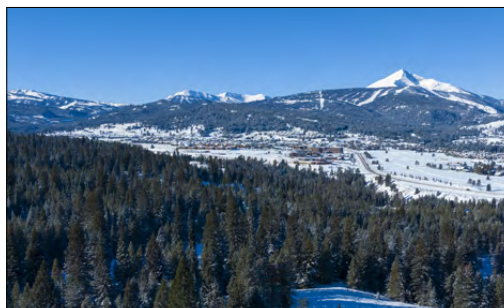
\$1,750,000 | #389834

Enjoy privacy, outstanding views of Lone Peak as well as the Spanish Peaks from this beautiful Skywood Preserve property. Rolling forested hills combined with a grassy alpine meadow complete with a small natural pond in an alpine meadow create an enchanting property. Just minutes away from either Town Center or Meadow Village. The gentle slopes and ridges provide several private building sites and a very useable landscape that provides access to the South Fork of the West Gallatin River. Walk out your front door and in just a few minutes you are at the South Fork or stroll onto a nearby ridge for incredible views and access to the area trail system. A completed geotech report is available for the property.



**Don
Pilotte**

406.580.0155





TBD LOW DOG ROAD, BIG SKY

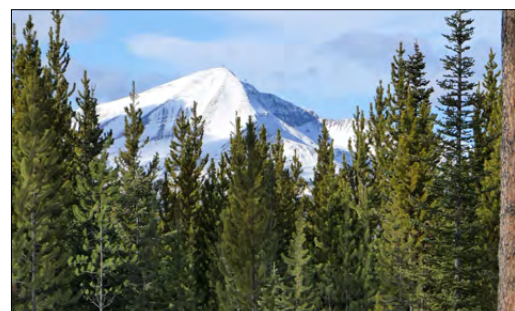
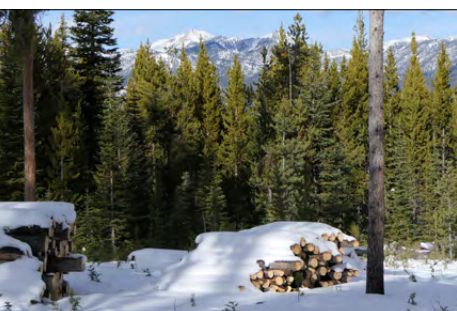
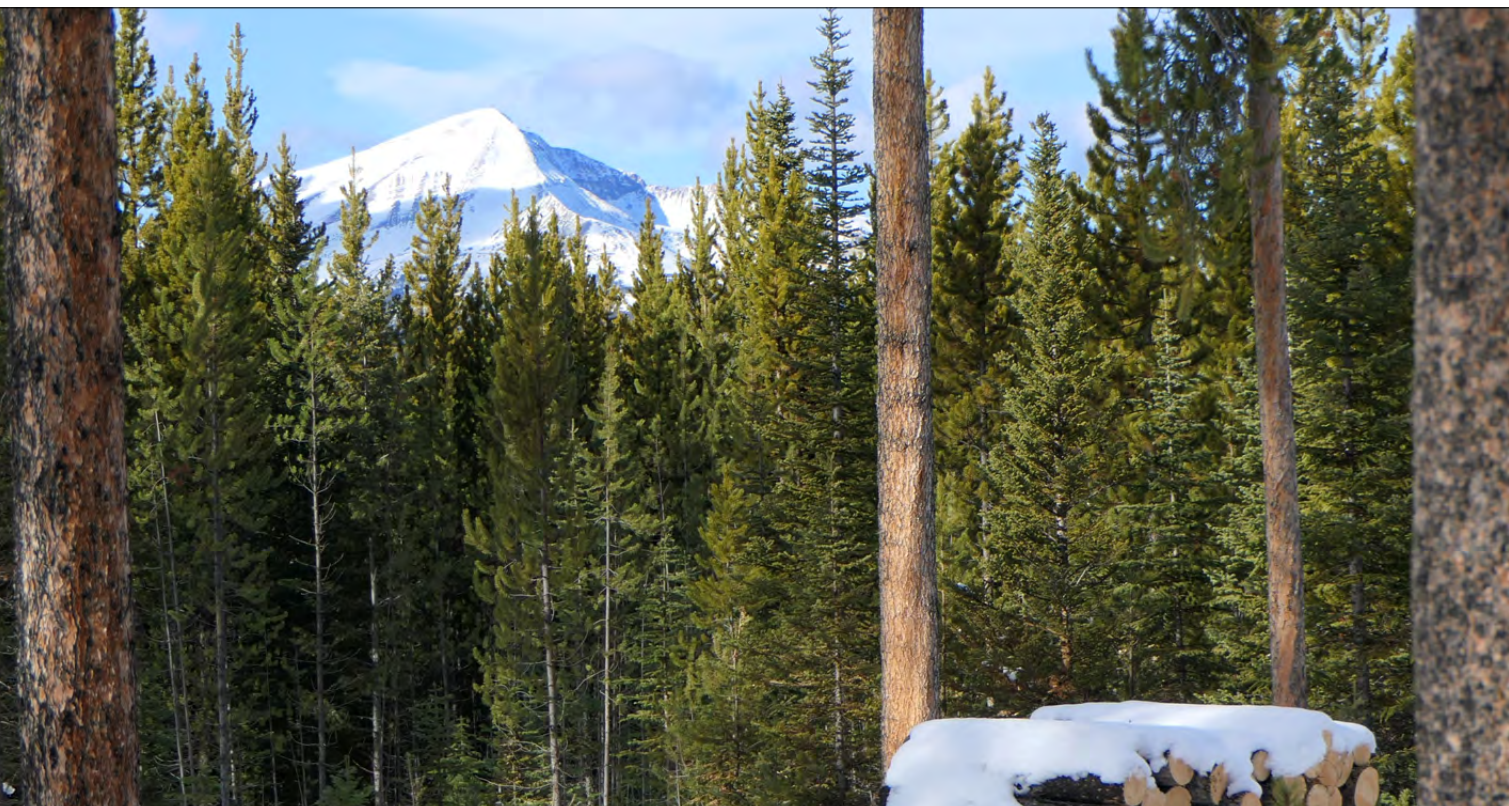
\$1,600,000 | #380146

Ski accessible plus great biking and hiking access to area trails in Big Sky's Mountain Village. From the sunny building site a well established trail leads to the Middle Fork of the West Gallatin River. From your new residence listen to the stream and enjoy the privacy of an end of the road lane with no through traffic. Convenient to all of the services at the Mountain Village. As the build site would be cleared for construction views will open up to the north. The property is located on the north side of Low Dog Road, thus one of the sunniest locations in the area.



**Don
Pilotte**

406.580.0155



TBD BEAVER CREEK WEST, BIG SKY

\$1,500,000 | #380296

Beautiful end of the road 20± acre property in Big Sky with views of Lone Mountain, the Spanish Peaks as well as the Gallatin Canyon. Gentle sloping forested lot with numerous potential building sites. One area has been cleared to provide for views of the surrounding mountain vistas. An old harvest road provides an already cleared lane to one potential building site. This lot is somewhat unique in that the property can be accessed by two different subdivision roads providing additional choices in determining your ideal building site and views. A soils study has been completed and is available. A nearby private trail leads directly into public land opening up 1,000's of acres for recreation. Minutes from the local school, the Gallatin Canyon, Porcupine Recreational area yet quick access to Big Sky's Town Center and Meadow Village.



**Don
Pilotte**

406.580.0155

21 SITTING BULL ROAD #1260, BIG SKY

\$545,000 | #392462

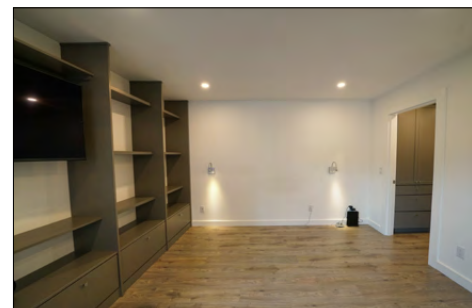
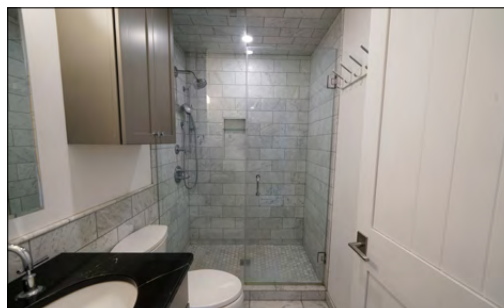
Complete interior rebuild! Unlike any other Hill Condo! All interior walls taken down to the studs, upgraded 100 Amp Electric service installed, new plumbing, spray foam insulation throughout. Quiet Rock drywall and solid wood doors, LED lighting throughout, Jeld-Wen double hung windows, Bradford 50 gallon high efficiency hot water heater, Bridger Peak laminate flooring, new electric baseboards and cadets, plus bathroom in-floor electric heat. Plywood cabinets with dovetail drawers, Carrara marble in bathroom and quartz countertops throughout condo. All new Kohler fixtures throughout, 30" stainless kitchen sink, GE laundry center (fully vented, not a heat pump) 3.8 Cu. Foot washer on top of a 5.9 CU FT dryer, custom roller shade, stainless Bosch appliances (800 Series 30" Range, Microwave 24" and refrigerator. Big Sky Build project, views of Spanish Peaks

and Lake Levinsly, southern exposure. Partially furnished with designer window treatments. King sized bed, plus sleeper sofa, some small kitchen appliances, bedding, linens, dishes etc included. In beautiful move-in condition!



**Don
Pilotte**

406.580.0155





4 LAKEWOOD DRIVE, BIG SKY

\$3,300,000 | #393011



LUXURY COLLECTIONSM

This contemporary mountain retreat in Moonlight Basin offers upscale amenities and a charming cabin feel. The main level features an open living, kitchen, and dining area leading to a spacious deck, along with a private primary bedroom suite. The lower level includes an additional bedroom, rec room, bunk area, laundry room, covered patio, and hot tub. Steps from Lake Lodge, enjoy access to the pool, restaurant, gym, and more. Ulery's Lake offers paddle boards, kayaks, and is the hiking and biking trailhead. In winter, the Stage Coach lift provides ski access to Madison Village, while the activity yurt transforms for ice skating, tubing, and Nordic skiing.



Katie Morrison
406.570.0096



155 AURORA LIGHTS DRIVE, #B13, BIG SKY

\$740,000 | #393099

Discover this remodeled upper-level Firelight unit, a gem in a prime location with picturesque mountain views. The open-plan kitchen, dining, and living room are flanked by two spacious bedrooms, each with an ensuite bathroom. The remodel includes an updated kitchen with modern appliances, new flooring, and fresh paint. Enjoy the cozy fireplace, private deck, and convenient laundry and storage area. Situated on the Firelight campus, you'll have immediate access to trails leading to Ousel Falls and Town Center. The property is within the Skyline Connect area, offering complimentary shuttle service and easy connections to the resort shuttle for skiing.



Katie Morrison
406.570.0096



LUXURY COLLECTIONSM

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your listing to
the next level.



THE WALL STREET JOURNAL

BARRON'S



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View our luxury listings at luxurymt.com





Welcome to Bozeman

Bozeman, Montana, seamlessly blends vibrant cultural experiences with breathtaking natural surroundings, making it a highly sought-after destination for those who cherish both outdoor adventure and a lively community atmosphere. Renowned for its access to world-class skiing at Bridger Bowl and Big Sky Resort, and an array of hiking, mountain biking, and fishing opportunities in the surrounding Gallatin Valley, Bozeman is a paradise for outdoor enthusiasts. The city also thrives culturally, hosting a variety of events and festivals, and is home to the Montana State University, which adds a youthful energy. The bustling downtown area features an array of local eateries, craft breweries, and boutique shops, all set against a backdrop of stunning mountain scenery. Bozeman's blend of natural beauty, active lifestyle, and a strong sense of community makes it a highly desirable place to live for those seeking a balance of adventure and cultural engagement.

STADIUM OFFICE
2001 Stadium Drive, Suite A
Bozeman, MT 59715

DOWNTOWN OFFICE
37 S. Willson Avenue
Bozeman, MT 59715



Our Current Listings



TBD LOVE LANE/DURSTON, BOZEMAN

\$3,900,000 | #386947

Nestled just outside of Bozeman, Montana and adjacent to the legendary Black Bull Golf Club lies a remarkable 20± acre parcel of land that's as rare as it is enticing. Spectacular views, a gentle elevation change, and a meandering creek add to the unique offering. Zoned for Mixed Use, this property presents an unparalleled opportunity for visionary investors and dreamers alike. Whether you're looking to build a showpiece home with sweeping views of the surrounding mountains, or pursue a special development that is the essence of Big Sky Country, the possibilities are endless. Don't miss your chance to own this extraordinary 20-acre parcel in one of Montana's most sought-after areas.



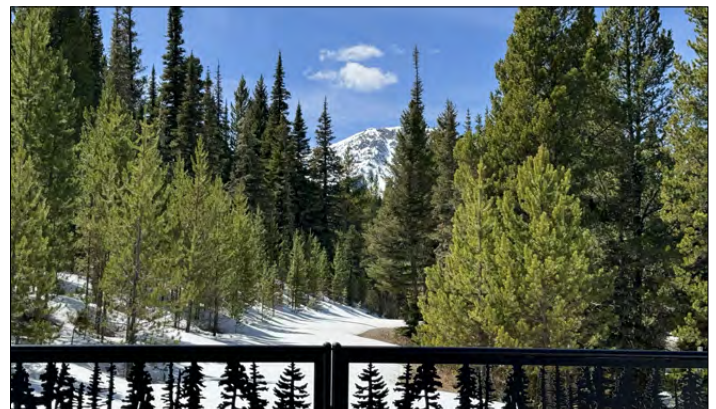
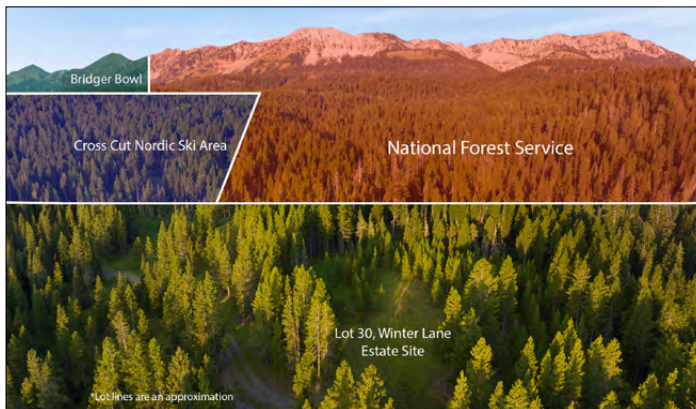
**Ami
Sayer**

406.580.0481



**Sam
Spencer**

406.431.1825



LOT 30 BRIDGER PARK SUBDIVISION, BOZEMAN

\$3,647,700 | #390169



A sublime offering in the heart of Bridger Canyon, minutes from downtown Bozeman, Montana. Nestled against the backdrop of Ross Peak, with views of the Bridger and Bangtail Mountains, this property delivers the very essence of tranquility and privacy. The parcel borders National Forest Service and has direct access to Cross Cut Nordic ski area while Brackett Creek winds its way through the property. Bridger Bowl is just a stone's throw away. This 17± acre property is a canvas of forests, meadow, water and private forest service access awaiting your inspiration. Simply the most spectacular land offering in the area in years.



**Ami
Sayer**

406.580.0481



**Sam
Spencer**

406.431.1825



250 VALLEY HIGH DRIVE, BOZEMAN

\$3,999,995 | #388765



LUXURY COLLECTIONSM

Welcome to an exquisite timber frame home situated on twenty acres of land with stunning 360-degree views of the Gallatin Valley and picturesque mountains. Crafting this majestic residence using the highest standards and techniques, the renowned Big Timberworks brings to life a masterpiece you'll never forget. This magnificent home features a Main floor master suite with beautiful finishes designed to fulfill your comfort and luxury needs. The kitchen and sun-filled great room are equipped with granite, slate, and a stunning fireplace that enhance the exquisite craftsmanship, hardwood floors, and travertine finishes. The upper and lower levels both feature guest bedrooms, each with its own modern design and breathtaking views that invite comfort and relaxation. Enjoy the warmth of in-floor radiant heat throughout the home, leading to years of economical and sustainable living. The outdoor living area includes a triple ponds and a waterfall, extensive lush landscaping, a built-in barbecue, fire pit, and endless opportunities for entertaining family and friends. Designed for outdoor enthusiasts and animal lovers alike, the property accommodates horses with three pastures, tack room, outdoor arena, and a chicken coop offering limitless opportunities and a taste of country life. The extended and heated three-car garage offers ample space for cars and storage. This home is truly one-of-a-kind, offering a breathtaking, picturesque setting, and spectacular panoramic views that will make every day a vacation. If you are looking for a dream home that offers an ideal blend of comfort, functionality, and luxury living, this magnificent Timber Frame Home is the perfect residence. Schedule a tour today and experience why this is not just a home, but a lifestyle.



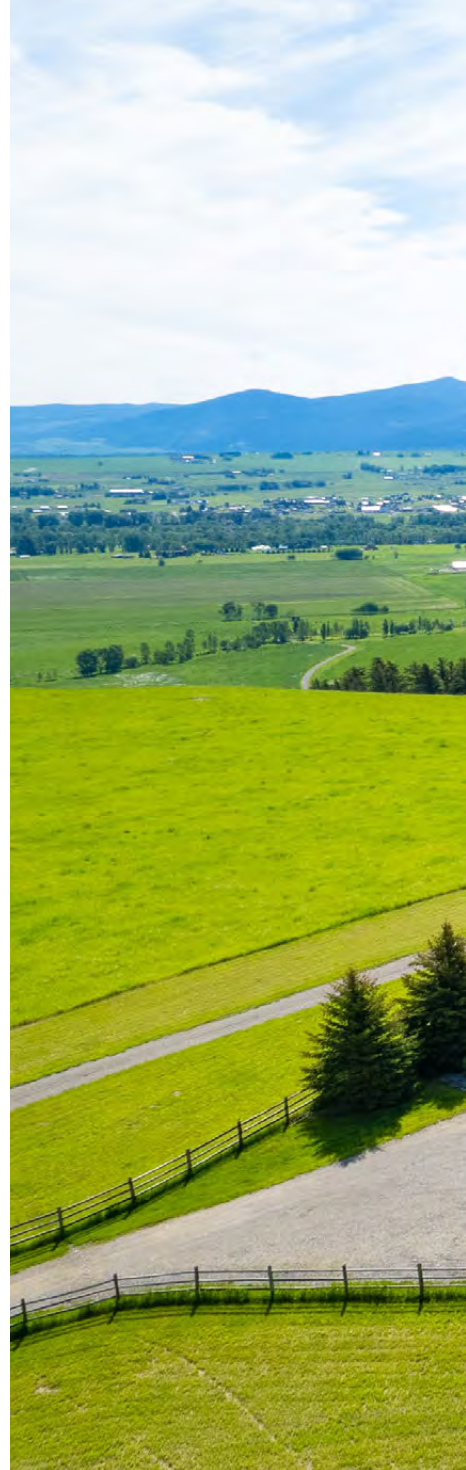
**Kristen
Hoell**

406.580.0245



**Austin
Hoell**

406.209.0870





210 MOON SHADOW DRIVE, BOZEMAN

\$3,198,000 | #391144



LUXURY COLLECTIONSM

Welcome to 210 Moon Shadow, where luxury living harmonizes with Montana's stunning scenery in the esteemed Springhill Reserve neighborhood. This estate, spanning nearly two acres with a magnificent 4100± sf home, captivates the discerning home buyer. Upon entry, the residence unveils its grandeur. Host effortlessly in the expansive living areas, offering panoramic mountain views through high ceilings and large windows. Unwind by the fireplace in the airy great room or on the spacious mountain-facing deck. The chef's kitchen and butler's pantry feature SUB-ZERO and Viking appliances and custom cabinetry. The main level offers three bedrooms, including a spacious owner's suite, plus a separate office. The lower level presents a second living area, fireplace, wet bar, and a gracious guest suite with valley views. A heated three-

car garage and detached 5-stall heated shop/garage complete this exceptional property. Opportunities like this are rare—schedule your tour today.



**Ami
Sayer**

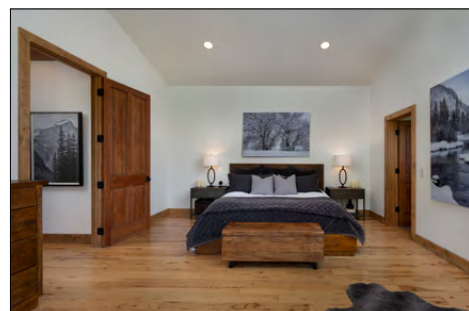
406.580.0481



**Sam
Spencer**

406.431.1825





3116 SOURDOUGH ROAD, BOZEMAN

\$2,689,000 | #392290

LUXURY COLLECTIONSM

This truly spectacular, fenced and gated 1.2± acre estate boasts an incredible hillside location with sweeping views just 5± minutes from downtown Bozeman. The custom craftsman home is enhanced with distinct European accents. The uniquely elegant floor plan offers 4 bedrooms, 3.5 baths and a gym or library off the master bedroom. The thoughtful use of windows to bring the lush greenery of the outdoors into the home is present throughout, including a huge picture window above the main kitchen sink and master bedroom balcony opening on to the babbling waterfall. The chef inspired kitchen features a six burner cooktop, wall ovens, prep sink and cocktail bar. Step outside and find inspired outdoor spaces that include expansive living and dining with grill/cooking area, a landscaped sun terrace with waterfall, and a fire pit area. Three car garage

with optional car lift and ample storage spaces add functionality to this dream home.



Ami Sayer
406.580.0481



Sam Spencer
406.431.1825



1089 BLACK BULL TRAIL, BOZEMAN

\$2,650,000 | #388439



LUXURY COLLECTIONSM

Enjoy all the amenities that the Black Bull Golf Community has to offer from this stunning estate home. The home is all on one level with a private guest space above the garage. This floor plan is functional and flexible. It is truly perfect for entertaining with a kitchen that is equipped with Viking appliances, a large pantry and huge island. Every detail has been carefully considered and this home exudes elegance and craftsmanship. Impressive interior finishes include a rock fireplace, solid hardwood floors and beautiful alder trim work. Don't miss this opportunity to own a piece of paradise in Bozeman and live the Montana dream.



**Carla
Dingman**
406.570.9199



2025 CHAMBERS DRIVE, BOZEMAN

\$1,800,000 | #390675



LUXURY COLLECTIONSM

Embrace the allure of iconic design in this stunning home, meticulously crafted with a nod to the timeless mid-century modern aesthetic. Nestled in the heart of Bozeman, this residence seamlessly blends clean lines and open spaces with the finest modern amenities for a truly unforgettable living experience. Situated in a highly desirable elevated southside neighborhood, this home offers incredibly easy access to vibrant downtown Bozeman, MSU campus, Bozeman Deaconess Hospital, and the expansive Main Street to the Mountains hiking trails. Architecturally designed by Goff Architecture this three bed, two and a half bath home is centered around a beautiful, private meticulously landscaped courtyard with views of Mt. Ellis.



**Erin
Goff**
406.580.5283

75 LOUISE LANE, BOZEMAN

\$2,190,000 | #382221



LUXURY COLLECTIONSM

Looking for the perfect home in Bozeman? Look no further than 75 Louise Lane! This stunning home on ten acres is located in one of the most sought-after locations in the state (Bridger Canyon). Boasting 4 spacious bedrooms, office and 3.5 bathrooms, this home offers ample living space. The open concept design of the main living area is perfect for entertaining guests. With rustic modern finishes and fixtures, you'll love the comfort and luxury this home provides. The home is ideally situated on the ten acres, to capture incredible views of many mountain ranges. Whether you're grilling out or enjoying a glass of wine on the patio, you'll love spending time in this peaceful and picturesque setting. Frequently, wildlife will be on the ten acres for your

viewing enjoyment. Bridger Bowl Ski Area is only eight miles away. Located 20± minutes from shopping centers, restaurants, and schools, 75 Louise Lane is the perfect place to call home, while still feeling the seclusion of this oasis.



**Joe
Kolwyck**
406.581.1959







208 S. 3RD AVENUE, UNIT #A, BOZEMAN
\$2,350,000 | #391844



LUXURY COLLECTIONSM

Discover the Ailesbury Condos, a haven in the heart of Bozeman's historic downtown, envisioned by Local Element Architects. This unit embodies a blend of contemporary opulence and enduring allure. Spanning nearly 2600± square feet, this chic condo is meticulously designed to capture southern light, urban functionality, and modern comforts. With three bedrooms, three bathrooms, an office, and a flexible media room, the unit epitomizes spaciousness and adaptability across its three levels. Abundant windows welcome natural light, while southern-facing patios and a pergola-adorned third-level deck provide serene outdoor spaces. Boasting Thermador appliances, sleek cabinetry, contemporary tiles, and striking lighting fixtures, this residence caters to refined tastes. Perfectly situated just two blocks from Bozeman's lively main street, residents enjoy easy access to fine dining, shopping, and the historic Emerson Cultural Center. Ideal for those seeking a lock-and-leave lifestyle, this home is offered fully furnished—simply unpack and settle in.



Lisa Collins
 406.580.2694

SOLD



2018 KNAAB DRIVE, BOZEMAN

\$1,999,000 | #389358



LUXURY COLLECTIONSM

Welcome to your dream home in a sought after South Bozeman neighborhood! Surrounding views of the Spanish Peaks and a convenient location near MSU, the hospital, and miles of trails nearby means you won't need to go far for almost anything you may need. The main floor of this home was built to entertain while conveniently keeping the living space separated. The updated appliances are a home cooks dream while they enjoy mountain and valley views. Between the three car garage and closets throughout there is no shortage of storage space to keep your home uncluttered. Enjoy the incredible views and mature landscaping surrounding the home from your spacious patio off of the living room. Don't miss out on the chance to own this incredible home!



**Kristen
Hoell**

406.580.0245

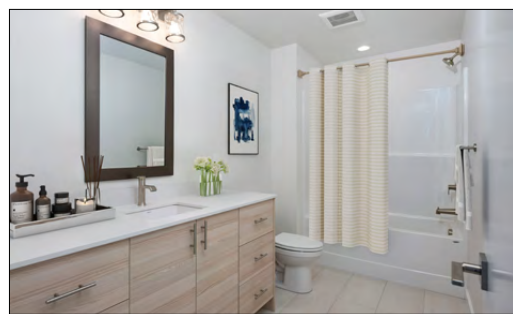


**Austin
Hoell**

406.209.0870







606 MIRA WAY, BELGRADE

Four Townhomes Available Together | \$1,999,900 | #391027

Units Available Individually | \$525,000-\$535,000 | # 391861, #391859, #391857, #391855

Four new construction separately platted townhomes conveniently being sold together in the heart of Belgrade's premier development, West Post. All also available for sale individually! Step inside to discover a thoughtfully designed layout featuring LVT flooring on the main, an open concept layout for kitchen, living and dining and a loft space upstairs in addition to the three bedrooms. All bedrooms and the laundry room are conveniently located upstairs. The kitchens & baths are appointed with quartz countertops & Bellmont Cabinets, w/ SS appliances & gas ranges in the kitchen. These units back to a linear park & are only steps from the incredible neighborhood park that will include a pond with beach, amphitheater, soccer field, bike park, playground, dog park and pavilion. West Post is more than just a neighborhood—it's a lifestyle. Located just south of I-90 and the Bozeman Yellowstone International

Airport, West Post offers easy access to both Belgrade and Bozeman.

Please visit HigherStandardHomes.com to learn more.

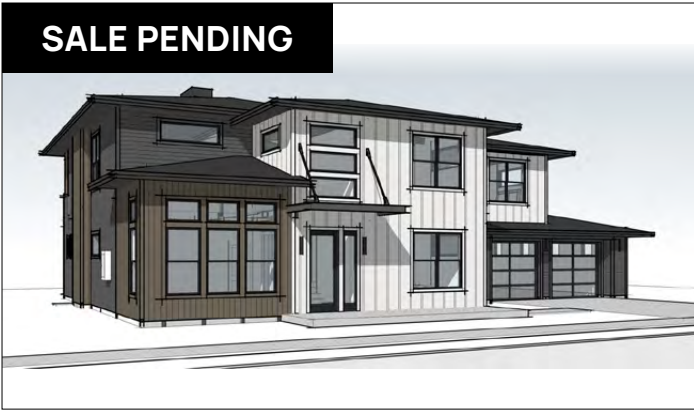


**Krista
Palagi**
406.581.3559



**Michelle
Kolodin**
406.580.5859

SALE PENDING



4162 TANZANITE DRIVE, BOZEMAN

\$1,800,000 | #392522



LUXURY COLLECTIONSM

This custom home is under construction and being built by Black Diamond Development. It is located in the highly sought after Flanders Mill Sub! This modern oasis sits across the street from park space & has an incredibly well thought out floor plan that features 6 bds, 3.5 baths, 3,847± SF & a 1,101± SF tandem garage. The living room has a 2 story wall of windows. The chef's kitchen will be a dream to cook in! Upgraded appliance pkg includes: range, wall oven, 2x DW, built-in micro, sided-by-side fridge/freezer, wine fridge, & beverage fridge. Oversized island + walk-in pantry. Main floor primary with his and her walk-in closets with laundry hook-up.



**Lindsey
Dingman**
406.579.1915



34 COTTONWOOD BENCH ROAD, WILLSALL

\$1,695,000 | #391664

Just one mile from Clyde Park yet extremely private, this 21± acre three tiered property truly has one of the most diverse settings. It varies from the wide open space on the top level that houses the horse shelter and a goat barn to the treed creek bottom below that includes a stocked pond, chicken house, RV hook up w/concrete pad and year round Cottonwood Creek forming the Southern boundary. The middle tier houses the 3 bedroom, 2 1/2 bath log home w/custom stone fireplace that is neatly tucked into the hillside along w/an attached 2 car garage, garden shed and an oversized 5 car shop/garage all hidden from view.



**Kim
Busby**
406.223.7721





48 SIERRA DRIVE, BOZEMAN
\$1,800,000 | #390988



LUXURY COLLECTIONSM

Nestled on a spacious 3.09± acre lot in 48 Sierra offers a serene retreat with breathtaking views of the majestic Bridger Mountains. This residence boasts four bedrooms, four bathrooms, an office, and a large bonus room, ensuring ample space for comfortable living and working. A sprawling 2000± square foot unfinished basement provides endless possibilities for customization and expansion. The huge backyard is fully irrigated and provides a tranquil oasis for outdoor gatherings and recreation. The three car garage offers plenty of storage for all of your needs.



**Kristen
Hoell**
406.580.0245



**Austin
Hoell**
406.209.0870

2822 S. TIERRA AVENUE, BOZEMAN

\$1,580,000 | #386728



LUXURY COLLECTIONSM

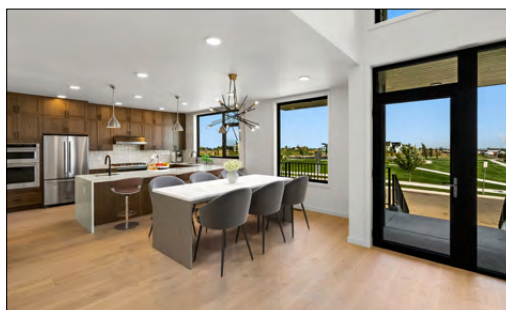
Introducing the Glede SH-2A: where bold elegance meets contemporary sophistication in the heart of Gran Cielo Park. This exquisite masterpiece is the latest gem in the coveted Glede Signature Home collection, offering a harmonious blend of luxury and functionality. With its four generously sized bedrooms, including two luxurious master suites, and a versatile 558± square foot Accessory Dwelling Unit (ADU) complete with parking, the Glede SH-2A redefines modern living. As you step inside, prepare to be captivated by the architectural marvel that is this home. Park homes are moving fast please call for your private tour.



**Lisa
Collins**

406.580.2694

SOLD





518 E COTTONWOOD STREET, BOZEMAN

\$1,420,000 | #391475

Stunning architecturally designed home available on Downtown Bozeman's north side! This modern build features enhanced outdoor living space and easy to maintain landscaping. The dining and living room area feature vaulted ceilings and dramatic modern accents including a custom ladder up to cozy loft space. The home has a main level master bedroom and two additional bedrooms downstairs off the second living area. You'll absolutely love the professionally redesigned basement that provides a beautiful bespoke aesthetic. It is a perfect spot for watching movies or just relaxing by the LED fireplace. The detached two car garage has alley access and provides room for all your storage and full size vehicle needs. Outside you'll find a magical spot to enjoy in every season. Thoughtfully updated garden beds in the front

and back perfectly compliment the surrounding mature trees. Another plus is the home's proximity to Wild Crumb, Treeline Coffee, Fink's Deli, Mountains Walking Brewery and the local trail system.



**Sarah
Day**
406.580.9066



TBD ROSE CREEK ROAD, BOZEMAN

\$1,445,000 | #389074



LUXURY COLLECTIONSM

Discover the breathtaking beauty and endless possibilities of this prime 20± acre lot nestled along the serene Rose Creek Road. Nestled behind the charming Rocky Creek Farms and Kelly Canyon, this location is ideal. Offering a perfect building site, this private and secluded location presents a rare opportunity to create your dream home in a tranquil natural setting. From the moment you step onto this remarkable property, you'll be captivated by the peaceful ambiance, surrounded by towering trees that provide both shade and privacy. With only one home past it, enjoy the exclusivity and tranquility of a private location, offering a sense of seclusion while still being conveniently located near downtown Bozeman and Montana State University. Imagine embracing a lifestyle where you can design and build the home of your dreams on this generous 20± acre canvas. Whether you desire a modern sanctuary, a rustic retreat, or an architectural masterpiece, this private and picturesque lot offers endless possibilities to create a residence perfectly tailored to your taste and requirements. Embrace the opportunity to build your own paradise on this remarkable 20± acre lot on Rose Creek. Don't miss your chance to own a piece of natural beauty in an idyllic location, close to everything Bozeman has to offer. Schedule a viewing today and start envisioning the limitless potential this property holds. Take the first step toward making your dream home a reality.



**Kristen
Hoell**

406.580.0245



**Austin
Hoell**

406.209.0870





527 E MENDENHALL STREET UNIT #5, BOZEMAN

\$1,379,000 | #390842



Experience downtown Bozeman luxury living in this contemporary take on the urban row house. Enjoy modern finishes and the charm of historic Bozeman just one block from Main St. Relax in the second-story living area with a fireplace, or cook in the large chef's kitchen. The open layout extends to a deck with neighborhood views. Upstairs, find two elegant en suite bedrooms and a laundry area. The top floor boasts a wet bar, a versatile room with private bath, and a deck with stunning Bridger mountain views. Complete with a heated two-car garage and central air, this home offers upscale urban living at its finest.



Ami Sayer
406.580.0481



Sam Spencer
406.431.1825



45 DUCKHORN LANE UNIT D, BOZEMAN

\$1,325,000 | #391323



Welcome to luxury living at Black Bull Golf Course in Bozeman, Montana. This stunning upper-level villa offers unparalleled views of the surrounding mountains and the lush greens of the 18-hole Tom Weiskopf-designed golf course. This wonderful home features two spacious en-suite bedrooms and an open-concept living area that boasts vaulted ceilings and abundant windows, allowing natural light to flow into the space and showcase the breathtaking scenery beyond. Entertain easily in the gourmet kitchen, with a 6-burner gas range, sprawling island, and ample seating for guests. A loft area offers additional versatility, ideal for a home office or secondary living space.



Claire Gillam
406.581.4070



1310 S 3RD STREET, BOZEMAN

\$1,350,000 | #392140

Immerse yourself in Bozeman living at its finest in this beautifully remodeled mid-century modern home. Situation on a spacious 11,625± square foot lot in the heart of the southside, this home offers 4 bedroom, 2 baths. The walls facing the backyard have floor to ceiling windows filling the home with natural light and warmth from the sun. Inside you will find an open floor plan with a spacious livingroom and dining area and a cozy fireplace perfect for chilly Montana evenings. Live fully on the main floor or enjoy the extra space of the fully finished lower level with additional family room, two bedrooms, a full bath and laundry area.



**Erin
Goff**

406.580.5283



4468 ALEXANDER STREET, BOZEMAN

\$1,295,000 | #390488

Welcome to this charming three bedroom, three bathroom home with an ADU in the desirable Valley West neighborhood. The main home has open living and entertaining spaces abundant with natural light and wonderful at creating an inviting gathering atmosphere. Enjoy the spacious bedrooms and the beautifully redone bathrooms throughout the home. The master bathroom has a truly pamper-yourself layout with a fireplace. Adding to its appeal is a two-car garage with an apartment above, featuring one bedroom and one bath, ideal for some extra rental income or guest accommodations. Separate parking for guests and fully detached from home. Near wonderful parks and trails.



**Claire
Gillam**

406.581.4070



124 SILVERWOOD DRIVE, BOZEMAN

\$985,000 | #391665

This charming southside home sits on a beautifully landscaped .34± acre lot adorned with mature trees, an iconic Bridger Bowl ski chair swing, a hot tub, a garden bed, a handy shed, and an extra parking/RV pad. This welcoming home has ample spaces for everyone, with a couple of different living areas, 5 bedrooms, and 4.5 baths. A wonderful home in a desirable area on a mature cul-de-sac street.



**Claire
Gillam**

406.581.4070



665 DOANE ROAD, BOZEMAN

\$799,900 | #390626

Nestled amidst verdant old-growth surroundings, with views of the majestic Bridger Mountains, this meticulously maintained residence is set on nearly half an acre of lush landscaping. The interior of this 3 bedroom, 3.5 bathroom home features a living room with great views, a huge family room with a dramatic floor to ceiling rock fireplace, and loads of classic charm. The bathrooms have been updated with sophisticated finishes, adding to the appeal of this lovely home. Two storage sheds and an enormous attached 3 car garage make for ample storage, and the location at the end of a quiet street make this home a real gem!



**Ami
Sayer**

406.580.0481



**Sam
Spencer**

406.431.1825



71 RIVER WOODS ROAD, BELGRADE

\$795,000 | #392044

This adorable gem has it all: For garden lovers, a lush half-acre yard with a greenhouse and charming storage shed awaits. Outdoor enthusiasts will appreciate the oversized garage and ample parking space. Relax on the covered patio with stunning mountain vistas or unwind on the front porch. Inside, the main level is open and bright including an open kitchen, mud room, cozy family room, and scenic views. Upstairs, find a large bonus/playroom, two guest bedrooms, and a sprawling master suite with separate tub, shower, and walk-in closet. With its functional layout and scenic surroundings, this home offers something special for everyone.



**Ami
Sayer**

406.580.0481



**Sam
Spencer**

406.431.1825



410 FLATHEAD AVENUE, BOZEMAN

\$711,900 | #390101

Location, location, location! Great home in a great neighborhood close to all the amenities with tons of updates. Walk in to see dramatic vaulted ceilings with an exposed beam that invites you into this open floor plan. Living room, kitchen, and dining area all flow together. Back door takes you to a beautiful mature yard that features a 14'x16' deck as well as a 14'x22' concrete pad. Upstairs you will find an incredibly spacious primary bedroom that boasts yet another vaulted ceiling with a walk-in closet and en-suite, 2 more bedrooms, full bathroom, and laundry closet. The oversized, heated 2 car garage is complete with a workbench and built-in shelving.



**Lindsey
Dingman**

406.579.1915





68 ROLLING GLEN RANCH LOOP, THREE FORKS

\$875,000 | #390417



LUXURY COLLECTIONSM

Nestled within the serene landscapes of Three Forks, Montana, 68 Rolling Glen Ranch Loop offers the quintessential blend of luxury and functionality. Vaulted ceilings throughout the living area enhance the spaciousness and elegance of the interior, while beautiful windows frame breathtaking surrounding views. The recently redone kitchen exudes modern charm and functionality, perfect for entertaining your guests. Situated on a sprawling 5± acre lot, the property offers ample space for enjoying the outdoors and privacy. Additionally, a 3-car garage with a loft above provides all of the storage that you could need! The partially finished basement presents an exciting opportunity for the new owners to unleash their creativity and customize the space to suit their needs and preferences. Experience the epitome of Montana living at 68 Rolling Glen Ranch Loop.



**Kristen
Hoell**
406.580.0245



**Austin
Hoell**
406.209.0870

2946B N 27TH AVENUE, BOZEMAN

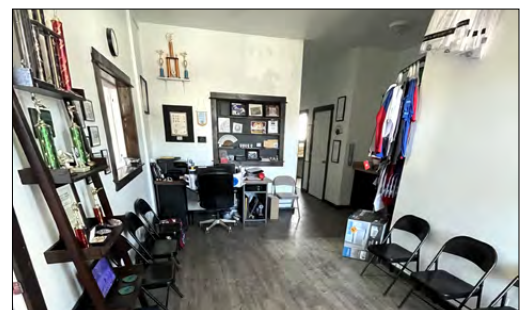
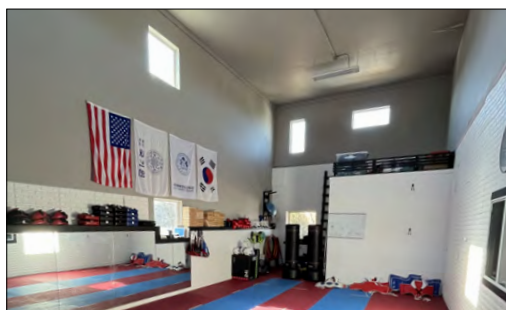
\$749,000 | #390931

Live-work condo located in the North-west side of Bozeman, convenient to nearby services and easy access to I-90, the International Airport and shopping. Nearby trails and parks offer great recreational opportunities out your front door. The condo has two decks, one east facing with views of the Bridger Mountains while the west facing deck provides views of sunsets and is a great space for lounging during sun filled afternoons. The lower floor is 1800± SF of studio space, warehouse or flex space allowing a variety of uses. The upper level, 800± SF provides access to the two balconies and has a 1 bedroom, 1 bathroom and is a great living space complementing the lower floor or main level.



**Don
Pilotte**

406.580.0155





11 RIDGELINE LANE, BOZEMAN

\$695,000 | #390555

You will love this charming home with modern contemporary feel and warm wood tones. 2 bedrooms on the main level and master en-suite in the upper level. The main level offers a full bath with Jack & Jill style access off to one bedroom, perfect for multi-generational option. Southern exposure brightens this open floor plan in the kitchen, living room and dining areas. Bamboo wood and cork flooring throughout to assist the allergy prone plus stylishly designed hardwood doors and trim add to this attractive architectural floor plan. Spacious fenced yard on a corner lot for plenty of elbow room and enjoyment. All stainless steel appliances, washer, dryer included!



**Ed & Karen
Thomes**

406.570.6080



118 DOVETAIL LANE, BOZEMAN

\$660,000 | #388311

Live the country life at this pleasing 1.77± acres of vacant land convenient to Four Corners. A short drive down the country lane to a quiet rural residential neighborhood. Perfect spot to raise a family and let the kids play outside. Sunny location with numerous mature trees. Modular home allowed. Minimal covenants allow for shop, horses and hobby animals. Nice established pasture, seasonal ditch, fencing and loafing shed for shelter. Location offers power, phone and natural gas. Plans for preliminary residential septic permit and new well have been submitted to Gallatin County. Bring your home plans and pick a build site with mountain views.



**Leah
Olson**

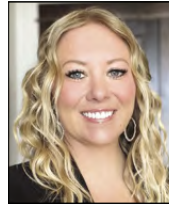
406.539.7665



155 SKY CREST DRIVE, BOZEMAN

\$575,000 | #389498

The lot you've been waiting for! Ideally located in the highly sought after Summer Ridge Subdivision, this is one of the best, last remaining vacant lots available. Sitting on 1.004± acres, this lot has a picturesque setting with striking Bridger Mountain views. The recreation opportunities are endless with the Sypes Canyon Forest Service trailhead nearby, East Gallatin fishing access, plus Riverside Country Club and Bridger Creek Golf Course down the road. It is also just a 10-minute drive to downtown Bozeman.



**Lindsey
Dingman**
406.579.1915



26580 DRY CREEK ROAD, BELGRADE

\$525,000 | #389577

Here is your opportunity to own a piece of Gallatin County history with eight lots in the historical town of Maudlow, MT totaling just over 4± acres. However, this does include the roadways of the old Milwaukee Land Company Subdivision which adds more to the acreage. If you want privacy, peace and quiet this may be the spot for you. One lot has an established 3-bedroom septic, well and power. Also, to add to the desirability of the property is that Sixteen Mile Creek is about a one-minute walk away from the property. Don't forget that Belgrade and the Airport are approximately 30 minutes away from Maudlow.



**Joe
Kolwyck**
406.581.1959

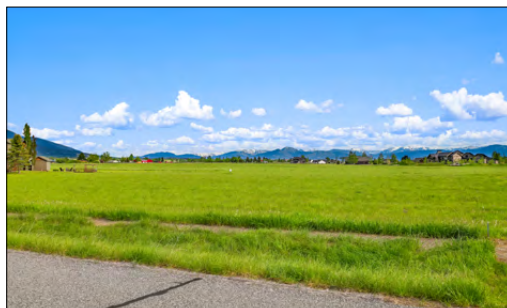
TBD FARMLAND CROSSING, BELGRADE

\$525,000 | #387131

Discover the perfect location to build your dream home in Spain Bridge Meadows conveniently located 10± minutes from Bozeman. This prime lot offers more than just land; it's an opportunity to build your dream home in a breathtaking natural setting with a Bridger mountain backdrop. This property is a canvas for your imagination to bring your vision to life. Embrace the serenity of a fantastic subdivision which also offers a picnic area, private subdivision pond stocked with trout, and walking paths throughout.



**Joe
Kolwyck**
406.581.1959





TBD SWAYBACK LANE, BOZEMAN

\$479,900 | #388764

One of the best lots in White Horse Ranch Subdivision! Build your dream home and enjoy the phenomenal, 180° unobstructed views of the Spanish Peaks and Tobacco Root Mountains out your back door. This flat, almost .5 acre lot is perched on a bench above Black Bull Golf Course and overlooks the 15th tee box. White Horse Ranch is in the highly desirable Monforton School District and features 59± total acres that includes 11.7± acres of open space, with an extensive, paved trail system and 5.4± acres of park space.



**Lindsey
Dingman**
406.579.1915



610 DELL PLACE #3, BOZEMAN

\$439,500 | #392355

In the vibrant heart of downtown Bozeman, this charming 960± square foot condo exudes modern comfort and style. The kitchen boasts upgraded cabinets and enhanced storage solutions, maximizing space and functionality. This two-level condo offers a well-appointed layout, remodeled open floor plan on the main level with a quaint wood burning stove anchoring the living room. Upstairs is the primary bedroom ensuite and second bedroom with 3/4 bathroom. The addition of a patio at the rear provides a perfect setting for summer gatherings and al fresco dining. One covered parking spot with a generously sized insulated storage unit above. Whether you're relaxing indoors or entertaining guests outdoors, this condo epitomizes downtown living at its finest.



**Karl
Neumann**
406.539.0030



21 CHESTNUT GROVE AVENUE, BOZEMAN

\$399,000 | #389839

Immaculately kept 3-bedroom, 1.5-bathroom 1380± sq ft condo boasting a prime location equidistant between Downtown Bozeman and 4 Corners. Rural setting yet easy access to all Bozeman offers, MSU and Big Sky. This charming abode features all bedrooms upstairs, alongside a full bath and convenient laundry area. On the main level, you'll find a spacious kitchen, a cozy living room, and a dining room that opens onto a spacious deck. Only 7 units in the condo complex. The property includes a detached one-car garage (11.5'x20' with enclosed storage are of 3.5'x11.5'), ample off-street parking, and proximity to a community park.



**Karl
Neumann**
406.539.0030



TBD KILLDEER LANE, BELGRADE

\$424,000 | #389612

Don't miss out on this exciting 2.5± acre lot just North of Belgrade. Phenomenal mountain views in all directions, with the Bridger's being front and center. This lot is a blank canvas to build your dream home. There is plenty of space for an ADU, shop, garden or whatever you desire. This minor subdivision consists of only 5 residential lots so it will remain vast and open. Don't wait another moment - contact your realtor today and seize this excellent opportunity to own a spacious lot in Big Sky Country!



**Ami
Sayer**
406.580.0481



**Sam
Spencer**
406.431.1825



2710 SARTAIN STREET #304, BOZEMAN

\$345,000 | #390719

This 1 bed, 1.5 bath condo is perched on the top floor of Sandhill Condominiums. Step into the heart of this cozy abode and find an efficient cooks' kitchen complete with oversized island, granite countertops and stainless appliances. The functional design enhances the overall appeal of this charming unit. This third floor walk up offers a light and bright atmosphere, capturing the essence of Bozeman's natural beauty. Central air conditioning ensures comfort throughout the seasons. The bedroom becomes your private retreat, featuring an en suite bathroom and a spacious walk-in closet for your convenience. Assigned carport space.



**Nicole
Taranto**

406.539.5358



**Jackson
Cyr**

406.522.0288



208 SHOW PLACE UNIT #A, BELGRADE

\$329,000 | #391793

This charming condo offers comfortable living at an affordable price point. Step through the front door and into a cozy yet functional space, where you'll find everything you need for comfortable day-to-day living with new flooring and paint. The updated kitchen is bright and spacious and the living room is an ideal space to relax and unwind with family and friends. Adjacent to the living room, a versatile den/office area awaits, offering flexibility to suit your individual needs. The home also features two bedrooms with two full bathroom, all nicely updated. If you're searching for a comfortable and affordable condo close to all Belgrade has to offer, look no further!



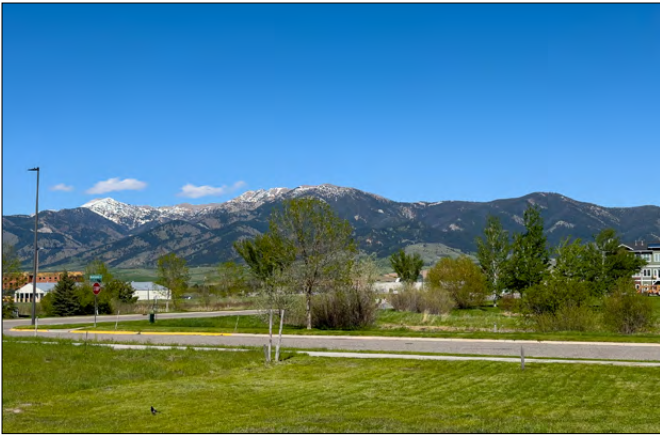
**Ami
Sayer**

406.580.0481



**Sam
Spencer**

406.431.1825



3371 BLACKBIRD DRIVE, BOZEMAN

\$289,000 | #390018

Build Your Dream Home in Cattail Creek! Nestled in a picturesque neighborhood with an extensive trail system and acres of park space, this .187± acre level lot with alley access awaits your vision. Positioned across the street from the park and walking trails, this lot offers unparalleled access to outdoor recreation and scenic views of the majestic Bridger Mountains. Convenience of nearby shopping centers, grocery stores, brewery, and the Billings Clinic facility. Easy access to I-90, the airport, and restaurants, you're seamlessly connected to all the amenities you need. With appropriate approvals, you have the flexibility to include an Accessory Dwelling Unit, offering potential for additional income or multi-generational living.



**Karl
Neumann**
406.539.0030



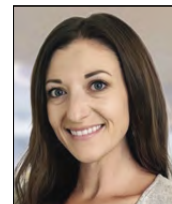
58 SILVER LEAF LANE, BOZEMAN

\$28,224/yr | #391146

Highly Visible Corner Lot Available for Lease! Just over half an acre of prime land is available for lease in a high-traffic location just off Jackrabbit Ln between Belgrade and Four Corners. This corner lot boasts incredible visibility with a daily traffic count exceeding 18,200± vehicles on Jackrabbit, making it perfect for a wide range of businesses. Long-term lease available. Don't miss out on this exceptional opportunity! Contact us today to schedule a showing.



**Jackson
Cyr**
406.522.0288



**Nicole
Taranto**
406.539.5358



TBD AURORA LOOP LOT 16 & 17, THREE FORKS
\$150,000 & \$150,000 | #392309 & #392313

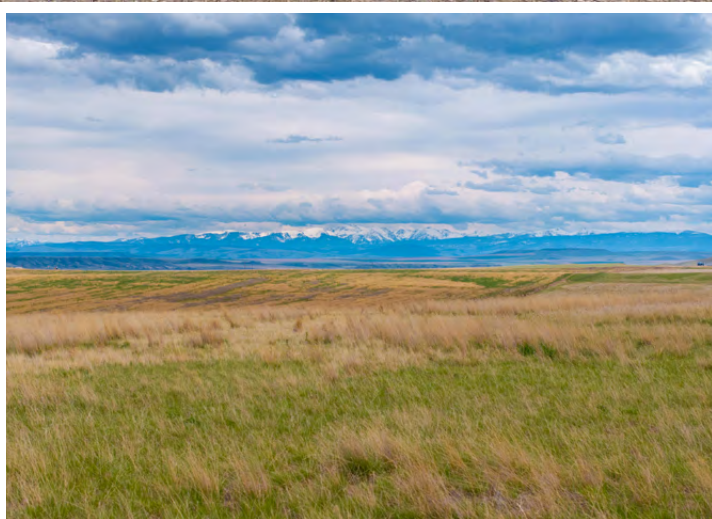
Beautiful neighboring lots in Morning Sky Estates outside of Three Forks Montana. Three plus acre lots surrounded by rolling hills and spectacular mountain views, they have easy access to I-90 and are ready for your custom home to be designed.



**Kristen
Hoell**
406.580.0245



**Austin
Hoell**
406.209.0870





Welcome to Ennis

Ennis, Montana, found in the Madison Valley, is celebrated as a fly fishing haven, offering a tranquil lifestyle centered around the great outdoors. Known for its world-class trout fishing on the Madison River, the town attracts anglers globally, enhancing its reputation as a top fishing destination. Ennis's Main Street exudes a classic American small-town ambiance with locally owned shops, cafes, and restaurants that reflect the town's welcoming atmosphere and community spirit. The surrounding area offers abundant opportunities for hiking, hunting, horseback riding, and wildlife viewing, especially in the nearby Lee Metcalf Wilderness with its pristine trails and stunning mountain views. During winter, the area becomes a serene spot for snowshoeing and cross-country skiing. Additionally, the Madison Valley History Museum and local art galleries provide cultural insights and showcase works by Montana artists. Ennis's combination of outdoor adventure, cultural richness, and small-town charm make it a perfect retreat for those seeking a nature-filled, slower-paced lifestyle.

ENNIS OFFICE
101 E. Main Street
Ennis, MT 59729



[Our Current Listings](#)



100 NEZ PERCE ROAD, ELK PARK

\$1,250,000 | #392327



LUXURY COLLECTIONSM

[Property has a main home and guest home!]

Welcome to your Montana dream retreat overlooking your own private lake. Located in Elk Park Montana this enchanting property is nestled in the mountains and is surrounded by acres of national forest, offering a truly magical escape. The lakeside location allows you to easily access the tranquil waters. Whether you enjoy swimming, paddle boarding, boating (non-motorized) or fishing, this picturesque property offers endless opportunities for outdoor recreation and relaxation. Don't miss out on the chance to make this your own private Montana sanctuary.



**Nicole
Locati**

406.223.7118



LOT 17, SUN WEST RANCH, CAMERON

\$265,000 | #389829

This beautiful 3.7± acre lot is located at the south end of the Sun West Ranch. This property is part of a 2,000± acre ranch with a total of 55 homesites and 1,600 acres in common area along the banks of the Madison River. This wooded lot features a gentle slope, an open meadow and a stunning view of the Madison Range. Electricity, fiber optics and community well water are provided to the lot line.

Sun West Ranch offers full time on-site ranch management, an equestrian center, private access to three miles of the Madison River and three spring fed stocked ponds. Beautiful area situated between Ennis and West Yellowstone!



**Rikki
Dilschneider**

406.581.5155

104 ANTELOPE MEADOWS ROAD, ENNIS

\$1,150,000 | #391647



LUXURY COLLECTIONSM

Overlooking Ennis, this 3bed/4bath home offers stunning views of the Madison Range. This home is a must see for anyone looking for a beautiful home, guest apartment and shop space. The main home features a spacious primary suite with french doors, walk in closet, and bathroom with a claw tub. The living room features walnut floors, wood vaulted ceilings and gas fireplace. Kitchen with alder cabinets, walk in pantry and breakfast counter. Spacious upstairs with half bath and bar sink offers endless options as a theater room, craft room or another guest room. The 750± sq/ft one bedroom guest apartment is attached to a 1,000± sq/ft SHOP. Separate 30x48 mechanic's shop complete with 12 ft ATLAS lift, work benches/tool box cabinets, Swiss tracks,

air compressor, and additional 30x12 side bay. (3 garage doors). Also a bonfire pit and charming dry cabin with french doors. Many conveniences, central air conditioning, sprinkler system, fiberoptic internet and ample space to store and work on cars or boats, this property is a must see!



**Rikki
Dilschneider**
406.581.5155



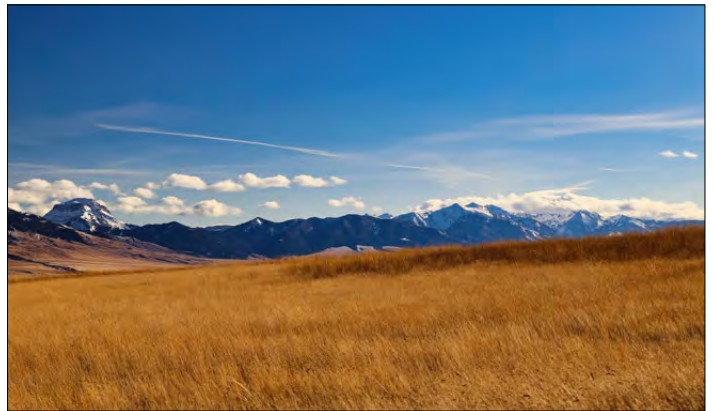


LOT 21, RAINBOW POINT, MCALLISTER \$274,000 | #391068

A must see 1.4± acre property located in the Rainbow Point Subdivision, only 7± miles north of Ennis. Amazing 360 degree views looking out over Ennis Lake and the Madison Range to the east and the Tobacco Roots range to the west. This property borders larger land holding to the south and west and overlooks the confluence of North and South Meadow Creek. This area is noted for migratory waterfowl and the many birds and wildlife that are attracted to riparian areas. 10± minutes to Ennis, 40± minutes to Bozeman! Only 21 lots in Rainbow Point, very quiet and peaceful area, with strong covenants to protect you investment!



**Rikki
Dilschneider**
406.581.5155



TBD MONTANA WAY (PRONGHORN LOT 81), ENNIS \$235,000 | #388697

Look no further for your slice of Montana paradise. This 3.51± acre corner lot offers expansive mountain views of Sphinx and the Madison Range. Located just outside the charming town of Ennis, about an hour drive to Bozeman and a beautiful trip to your favorite ski lines at Big Sky Resort. With world class hiking, fishing, skiing and adventuring right out your door, this lot is the perfect location for your vacation or forever home. This property is already equipped with electric to the lot and a well. The community amenities offer a well appointed club house, equestrian center and onsite storage facility.



**Sarah
Braun**
406.581.3139



LOT 85 SPHINX MOUNTAIN, CAMERON

\$190,000 | #380896

This 26± acre Sphinx Mountain parcel is just steps away from 200 acres of BLM land leading to the east bank of the Upper Madison River with access to another 2000± acres of public lands on both sides of the river. Protective covenants are in place to protect your investment. Fiber optic to the lot. Well and septic are buyer's responsibility. Electricity is available in the area. Two horses allowed per lot and up to 7 acres can be fenced. Enjoy the breathtaking views, including Tobacco Roots, Madison & Gravelly Ranges. Numerous recreational opportunities right out your door.



**Melissa
Ross**

406.570.8672



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COMMERCIAL DIVISION



Our Commercial Division is comprised of top brokers who specialize in commercial real estate and investments. Our Commercial Division understands the complexities of commercial real estate and earns the respect and business through continuous market research and long standing relationships. Our areas of expertise include commercial lease, office space, retail, industrial, multi-family, 1031 exchanges and land development.



View our commercial listings at commmt.com



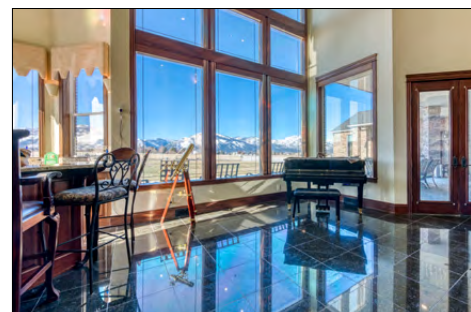
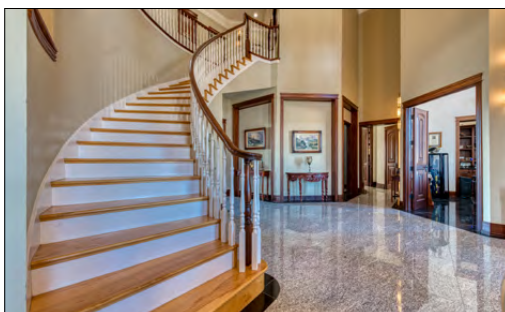
Welcome to Hamilton

Hamilton, Montana, located in the picturesque Bitterroot Valley, exemplifies the best of small-town Rocky Mountain living with its striking natural beauty and laid-back, friendly atmosphere. The town is closely connected to the outdoors, with the Bitterroot River providing exceptional fly fishing, rafting, and peaceful river walks. Its lively Main Street is a hub for local businesses, art galleries, and farm-to-table restaurants that focus on local produce and meats. Community events such as the weekly farmers market and the annual Apple Day Festival underscore Hamilton's strong community spirit and pride in its heritage. Surrounded by the Bitterroot and Sapphire Mountains, the area is a haven for outdoor enthusiasts, offering abundant trails for hiking, backpacking, mountain biking, and horseback riding, with the vast Selway-Bitterroot Wilderness nearby for backcountry excursions and wildlife viewing. Hamilton's unique blend of accessible wilderness adventures and a robust local culture makes it a particularly appealing place to thrive, balancing outdoor adventure with the charm and security of small-town life.

HAMILTON OFFICE
120 S 5th Street, Suite 201
Hamilton, MT 59840



[Our Current Listings](#)



1073 GOLF COURSE ROAD, HAMILTON

\$3,750,000 | #30018744



LUXURY COLLECTIONSM

Luxury meets functionality in this custom-built masterpiece designed for entertaining and comfortable family living on 6.21± acres. This 4 bed 6 bath expansive home boasts a perfect blend of opulence and practicality, featuring top-of-the-line amenities, breathtaking mountain views, and exquisite craftsmanship throughout with just under 10,000± sq ft of living space. Step inside the foyer, and enjoy the beautiful spiral staircase dome ceiling, and crystal chandeliers. Impressive granite floors will guide you through the main level of the home. The heart of this home is undoubtedly the spacious gourmet kitchen, a culinary haven equipped with state-of-the-art appliances. Whether you're a seasoned chef or simply love to entertain, this kitchen is designed to cater to your every need. The adjacent living and dining areas are bathed in natural light,

thanks to floor-to-ceiling windows that offer panoramic views of the Bitterroot Mountains. The master suite is a true sanctuary, featuring double closets, a spa-like bathroom with luxurious finishes, along with a private work out room and laundry facilities.



**Wanda
Sumner**
406.360.5161



722 KIRCHEY CREEK DRIVE, ALBERTON

\$565,000 | #30019810

Quality built new home minutes from Missoula with outstanding 360 degree mountain views. Cozy 3 bed 2 bath open concept home with vaulted ceiling in the living room. 42" knotty alder front door, and can lighting throughout the home. Wonderful kitchen layout with walk in pantry, rolling island and stainless appliances. Master bedroom is just off of the kitchen, with a large closet, walk-in shower, and double sinks. Great covered front porch with built in seating and covered back patio. Heated and finished garage, including an asphalt driveway..Many upgrades that a standard spec home does not offer.



**Wanda
Sumner**

406.360.5161



405 S 3RD STREET, HAMILTON

\$527,000 | #30023764

Lovely downtown Hamilton Craftsman home! Walk to the Farmers Market. 2 bed 2 bath with an additional office/ studio/bonus room. Tall windows let in great natural lighting. Much of the original trim and columns are still in place. Cheery kitchen is complete with a separate walk in pantry. Both bathrooms have been remodeled & new flooring has been installed in the living & dining room along with the office & hallway. Plumbing & electrical have been updated. Walk in closets in both bedrooms. Large laundry room leads out to the backyard with a fantastic deck and covered BBQ area. The delightful covered front porch has plenty of room for your furniture & decor. Fenced backyard for privacy.



**Wanda
Sumner**

406.360.5161



20 SUN RIDGE LANE, ANACONDA

\$525,000 | #391743

Rare to the market - Georgetown Lake retreat lot. This 2.39± acre offering with majestic trees, views of the lake & the surrounding mountains are hard to find. Georgetown Lake is inviting to part time & full time residents for all things recreation. Enjoy boating & water skiing in the summer as well as ice fishing in the winter. Convenient to Discovery Ski Area, Philipsburg & Anaconda. Build your dream home & enjoy watching the wildlife & the sunsets on the lake from your deck. This lot borders Forest Service on the back side, great hiking & mountain biking. They are on a community water system & power is to the lots. Other lots available.



**DeeAnn
Bos**

406.580.7919

For Life

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Looking to List?

With high buyer demand and low inventory, now is a great time to sell.





Welcome to Helena

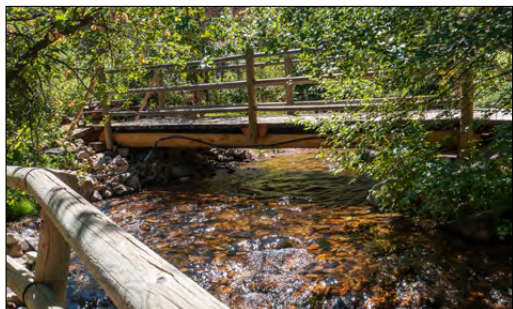
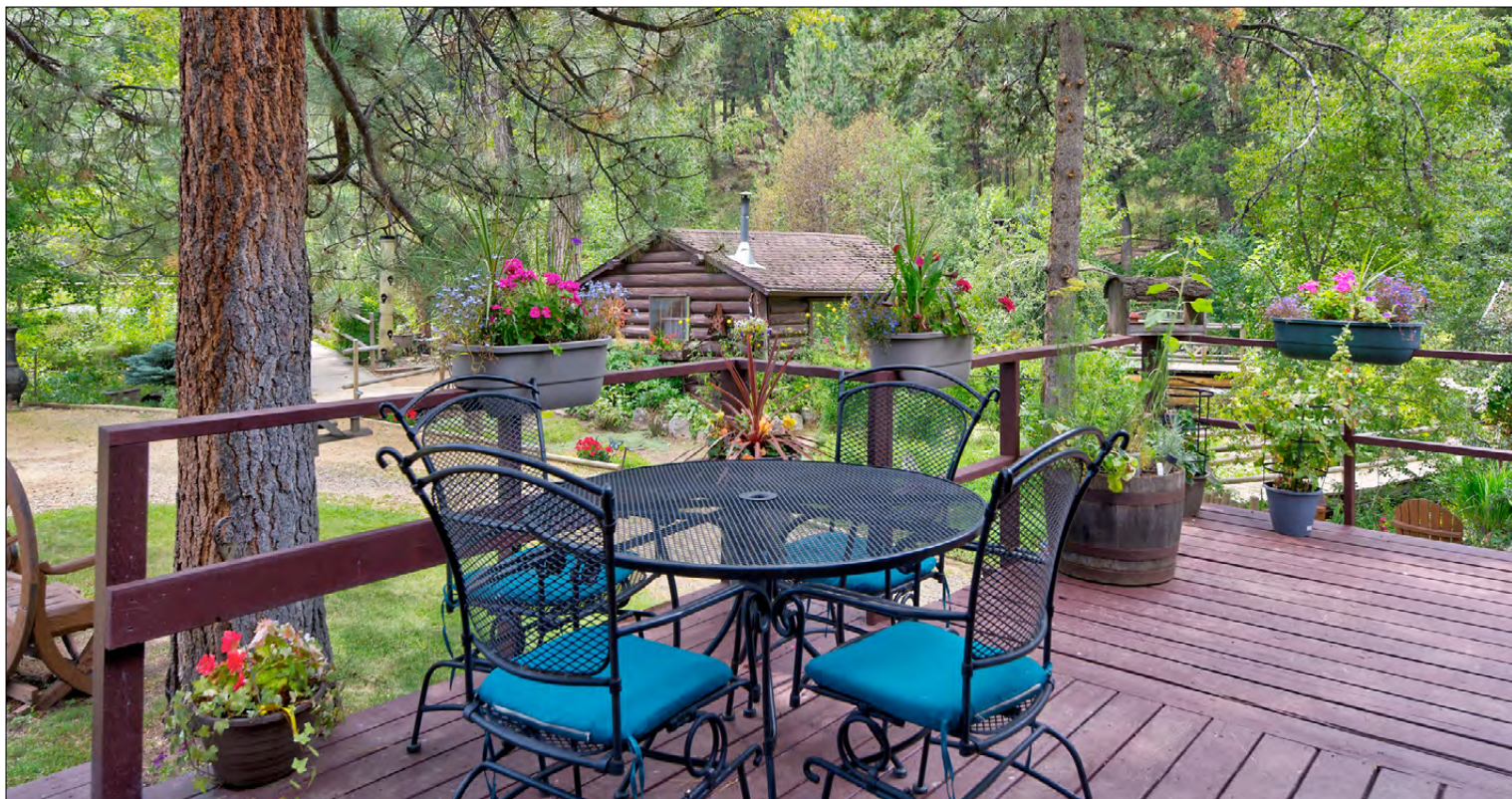
Welcome to Helena Montana, the place where people love to live. Helena is the perfect blend of hometown warmth, abundant recreational activities, and an active arts and cultural scene. As the state capital, the area offers a stable and growing economy, strong real estate market and high-quality public education. The area is committed to preserving natural spaces and promoting outdoor recreation. The 75+ mile South Hills Trail System has been designated as a Silver-level Ride Center by the International Mountain Bicycling Association. This trail system is in Helena's backyard and many trail heads are within walking distance of downtown. Hike, ride, walk or run the trails and then head to your favorite restaurant or one of many lively microbreweries. Spend a day on one of three area lakes, formed by dams on the Missouri River (made famous by explorers Lewis and Clark). Hunt for deer and elk in the fall. In the winter, hit the slopes of Great Divide Ski Area or cross-country ski and snowshoe on MacDonald Pass, the local golf course, or blaze a trail in the forest. Helena is served by an airport with jet service, and an executive airport for private aviation.

Photo credit: Audrey's Architectural Imaging

HELENA OFFICE
50 S. Park Avenue
Helena, MT 59601



Our Current Listings



38 & 39 TIZER LAKE ROAD, JEFFERSON CITY

\$1,600,000 | #30024350

Waterfront property on 6.59± acres. Welcome to Tizer Botanic Gardens and Arboretum, a private oasis in the Elkhorn Mountains in Jefferson City, MT -- the LIVE, WORK, PLAY experience you have been looking for. Wake to the sounds of Prickly Peak Creek out your bedroom window. Commute across the lawn to your business. Play in the beautiful Montana mountains right out the back door. Now this is living!! The business and residential combination features a lovely creek-front home, extensive gardens and arboretum, retail shop, retail nursery business, and two short term rental cabins. Tizer Botanic Gardens is a place for weddings, tea parties, baby showers, birthday parties, picnics and communing with nature. This is a magical place where fairies live, children laugh, and your imagination is limitless. The property is situated 25± minutes south of

Helena and is halfway between Yellowstone and Glacier National Parks. Now is your chance to be the next steward of this gem.



**Ann
Snortland**
406.438.2839





3 PEAKS MOUNTAIN RANCH, CLANCY

\$10,249,000 | #30015608



LUXURY COLLECTIONSM

7 Bedrooms, 9 Bathrooms, 10,924± sq. ft. of total living area on 109± acres. The chaos of the world melts away at 3 Peaks Mountain Ranch. Unwind in undisturbed beauty and total privacy just 15± minutes from Helena or the airport. An expansive home provides carefully considered space and privacy for all your guests. This is the place where adventure begins, and lasting memories are made. It's a park-like 109-acre playground featuring miles of trails where you can ride or hike enjoying the ever-changing panoramic views. Explore the tens of 1000's of acres of adjacent public land. Watch the massive elk and deer come get water from the large, licensed trout pond and waterfall.

3 Peaks Mountain Ranch is nestled between three mountains – Shingle Butte, Strawberry Butte, and Saddle Mountain. A spectacular 9,758± square foot fully updated 5-bedroom home is perfect for entertaining friends and family and is cozy when it is just you. The chef's kitchen is a natural gathering spot. The expansive living room with a wall of windows brings the outside in and creates a warm and inviting atmosphere. Start the evening in the charming wine cellar. Dine in the formal dining room or enjoy a simple meal at the more informal eating area. Take the party out to the patio and outdoor kitchen. Adjourn to the bar area for after-dinner relaxation before heading to the spacious private primary suite for the night. The 40'x60' heated barn is perfect for all your toys and equipment. Hone your skills on the 600-yard outdoor shooting range. Elk Rest Cottage, a separate 2,496± square-foot 2-bedroom guest house is a great place for a private studio or overflow company and would also work as a caretaker's house. This magnificent property was built for comfort, privacy, and total enjoyment of life!



**Deb
Whitcomb**
406.431.9573



**Ann
Snortland**
406.438.2839



5275 RIVERVIEW DRIVE, HELENA

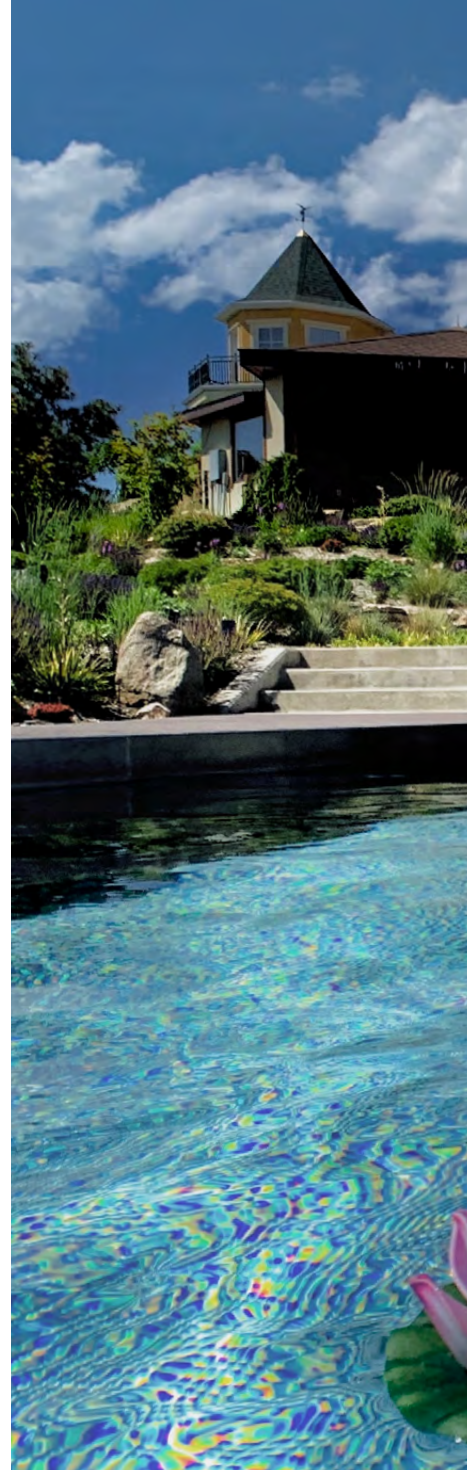
\$4,850,000 | #30026798



LUXURY COLLECTIONSM

5 Bedrooms, 5.5 Bathrooms, 7,410 total sq. ft., 20± acres – Welcome to The Ting, a spectacular Mediterranean-style estate that brings together stunning lake views, fantastic amenities, and luxurious accommodations. Ting is the sound of celebration. This home is about entertainment and fun. Your family and guests will enjoy the beautiful state of the art stainless steel pool, hot tub, bocchia ball court, golf putting green, tiki bar, horseshoe pit, and an expansive lawn. Sit on the white sand beach area with a cool drink and take in the view. Adjourn to the fire pit to swap stories of the day's adventures. The Ting is a private gated estate on 20± acres overlooking Hauser Lake.

The property consists of two luxurious residents joined by a breezeway, making this the perfect property for multi-generations or co-owners. The beautiful, colorful gardens and waterfall invite you outdoors. Large patios and deck areas are perfect for entertaining and outdoor dining. Home is being sold furnished. Guest house is currently a short-term rental.



**Deb
Whitcomb**
406.431.9573



**Ann
Shortland**
406.438.2839







4164 FOX RIDGE DRIVE, HELENA

\$970,000 | #30016140



LUXURY COLLECTIONSM

Don't miss a remarkable opportunity to own this 3,514± sq ft executive home nestled on Fox Ridge Golf Course with breathtaking views. This single-level residence with attached three-car garage is a testament to class and functionality. The gourmet kitchen is a chef's dream, featuring top-of-the-line appliances, custom cabinetry, and a grand, granite center island. Step outside onto the patio, perfect for dining while enjoying the sunsets. The master suite is a private retreat, complete with a spa-like ensuite, with soaking tub, walk-in shower, dual vanities, oversized walk-in closet and nearby laundry room. On opposite side of the house, find additional bedrooms, full bath, plus flex space with gas fireplace.



**Michelle
Johnson**
406.431.3773



7933 APPLEGATE DRIVE, HELENA

\$399,000 | #30021443

This 4± acre, fully fenced, level lot in the North Valley is ready for you to build. Well, power, natural gas, and septic are in place. Septic has been used as an RV dump. An uninsulated 32x40 building with electricity and a new roof and paint has all kinds of possibilities. Existing RV parking has separately metered electricity, cable, water, and dump station. Well pressure tank is located in the shed next to the building. Minimal covenants. Drive up and start playing or live in your RV while you build.



**Ann
Snortland**
406.438.2839



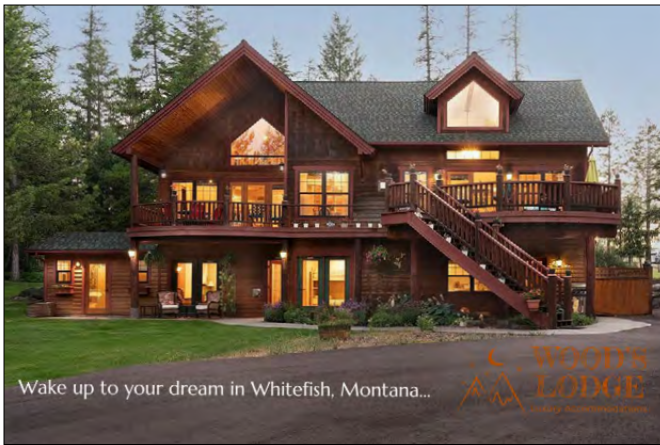
Welcome to Kalispell

Kalispell, Montana, the gateway to Glacier National Park within the Flathead Valley, offers a perfect mix of city amenities and natural beauty, making it an ideal destination for those seeking outdoor adventure paired with small-town charm. As a central hub, Kalispell is surrounded by stunning landscapes including rugged wilderness and the pristine Flathead Lake. Activities like hiking, biking, fishing, and boating are easily accessible and enjoyable year-round. In winter, nearby Whitefish Mountain Resort and Blacktail Mountain Ski Area offer skiing and snowboarding with breathtaking valley views. The downtown area features historic buildings with unique boutiques and restaurants offering everything from gourmet meals to traditional Montana fare. Kalispell's community spirit shines during various annual events like the Northwest Montana Fair and Rodeo, Arts in the Park, and the Flathead Cherry Festival, which celebrate regional traditions and attract both locals and tourists. With its blend of outdoor and cultural offerings, Kalispell provides a lifestyle rich in adventure and community engagement, appealing to both residents and visitors.

KALISPELL OFFICE
123 S. Main Street
Kalispell, MT 59901



Our Current Listings



5725 HWY 93 S, WHITEFISH

\$4,295,000 | #30026853



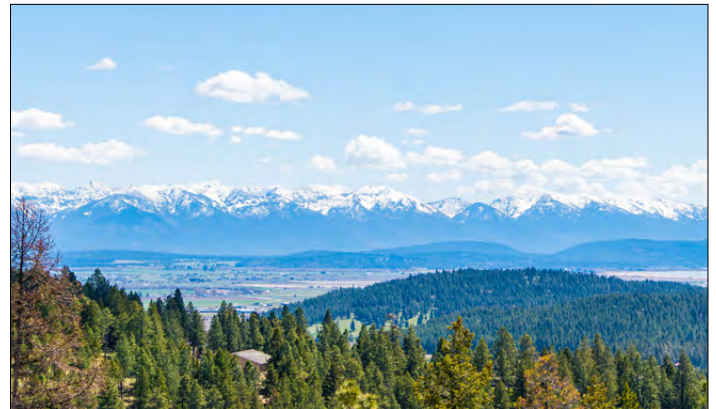
LUXURY COLLECTIONSM

Welcome to Your Montana Home! Perfect for a Family or Corporate Retreat with income producing capabilities! Rustic Elegance describes this Beautiful Lodge located in desirable Whitefish Montana near Glacier National Park. Sold Turnkey! The main home has a gourmet kitchen, 5 luxury suites with full luxury bathrooms, each suite has a jetted tub, shower, heated towel rack, heated floors, king bed, premium TV, gas fireplace, mini split for AC and heat, outdoor patio or balcony and separate outside entrance without going into the main lodge. The almost finished guest house has 3 additional luxury suites. Potential to split property with separate two entrances. Lodge is perfect for nightly weekly rentals.



**Melinda
Morton**

406.260.0472



67 OVERLOOK RIDGE, KALISPELL

\$1,650,000 | #30026822



LUXURY COLLECTIONSM

Live the Montana Dream! Family Retreat/Compound, VRBO/Invstmt. no covenants! Three separate units on 3± acres with Top of the World Views! Total of 6+bd/5ba with multiple bonus rooms for extra sleeping spaces. Main house could easily be 2 separate living quarters with its own entrance to make 4 units total. Views of mountains, Glacier National Park, Flathead Lake, and the Valley below. Main home is 3408± sq. ft. 3bd/3ba home with a grand master suite. Barn is 3060± sq. ft. with an upper 1bd/1ba unit and a lower 2bd/1ba unit with private deck, and patio with expansive views!. Potential for owner financing. Two adjacent, ready to build lots available as well.



**Melinda
Morton**

406.260.0472



301 CARDINAL LANE, KALISPELL

\$1,376,000 | #30022800



LUXURY COLLECTIONSM

Premium 5± acre "Horse Lovers Paradise" in highly sought after Creston area! Endless possibilities & mountain views, newer 24x24 barn situated on 4± fenced acres ready for livestock. Large deck with hot tub and great yard with home offering option of 2 separate living areas. NO HOA/zoning/covenants offering option to split, build 2nd home or shop. Let your imagination soar – sky's the limit! So travel down the private road to the end, turn down your tree lined country driveway and arrive home! Close to amenities while maintaining country privacy, bordered by tree farm/nursery & private property. Use as main/vacation home, investment property, home-based business, hobby farm, etc. Seller offering extras, options & concessions.



**Wendy
Kingery**

406.871.6767



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Welcome to Livingston

Situated on the Yellowstone River and surrounded by the Absaroka, Gallatin, and Crazy Mountain ranges, Livingston serves as a captivating gateway to the great outdoors in the expansive Yellowstone River Valley. Famed for its world-class trout fishing, the town attracts anglers worldwide to the Yellowstone River, while also offering rafting and floating, especially in the summer months. Its proximity to Yellowstone National Park allows for wildlife viewing, hiking, and exploring America's iconic geothermal features. Once a bustling railroad town, Livingston has retained its rustic yet refined character, evident in beautifully restored buildings that now accommodate art galleries, boutiques, and restaurants. Livingston blends laid-back rural living with artistic sophistication; its historic Main Street is lined with locally-owned businesses and eateries that emphasize organic and locally-sourced food. This fusion of outdoor adventure, artistic richness, and community spirit makes Livingston a place where residents enjoy a high quality of life amid Montana's natural beauty.

LIVINGSTON OFFICE
217 W. Park Street, Unit A
Livingston, MT 59047



Our Current Listings



422 SOUTH MAIN STREET, LIVINGSTON

\$3,350,000 | #364276

Investors! 422 South Main is truly a unique opportunity. This multi-use building includes commercial units on the first floor and eight residential units on the second. The garage underneath houses 18 parking spots behind an automatic door with a CO2 exhaust system and a heated ramp for the winter months. Tenants may make use of two automatic lift chairs to access the upper floors. Commercial clients utilize 38 parking spaces outside with wheelchair ramp and ADA doors. The exceptional location next to schools and downtown makes this a rare offering. This building has an excellent rental history with little turnover and strong cash flow.



**Peg
Sundling**
406.580.6501

NHN OLD YELLOWSTONE TRAIL N, LIVINGSTON

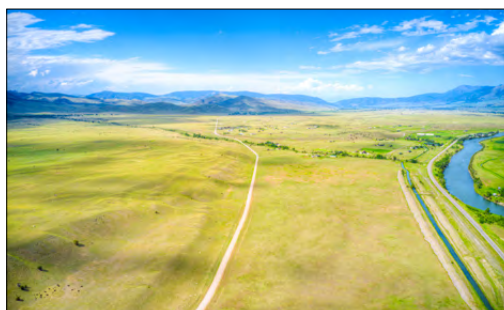
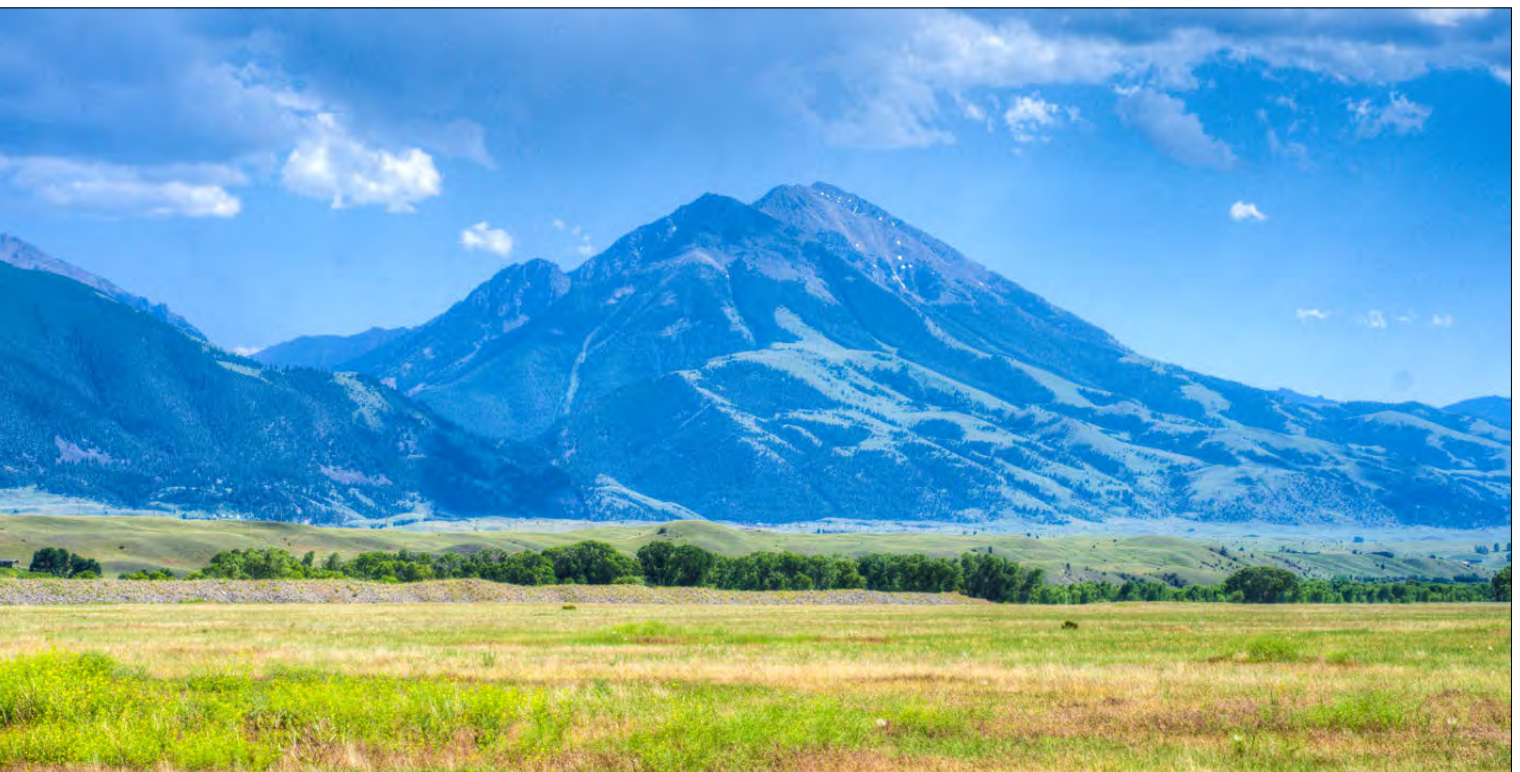
\$2,859,000 | #391853



Rare offering in the heart of Paradise Valley with panoramic views in all directions. This property is a blank slate. Build your dream home close to Yellowstone National Park, an equestrian estate with plenty of room for pasture, indoor/outdoor arena and hay production (water rights out of the Park Branch Canal), or an income producing investment. Abundant recreational and lifestyle opportunities nearby, including hiking, riding trails, fishing, and floating. Casual and fine dining, at The Old Saloon, Chico Hot Springs Resort, Yellowstone Valley Grill and Sage Lodge. Great music venues throughout the valley at Music Ranch, Pine Creek Lodge and The Old Saloon. This offering consists of two parcels totaling 136± acres. Just 20± miles south of Livingston and close to the North Entrance of Yellowstone National Park.



**Signe
Lahren**
406.220.2525





494 EAST RIVER ROAD, PRAY

\$2,850,000 | #391696



LUXURY COLLECTIONSM

On the east bank of the Yellowstone River rests this custom one level 4 bedroom, 3 bath home w/oversized attached 3 car garage. The open floor plan is anchored with an attractive gas fireplace, hardwood floors and large windows that make the river and the surrounding mountain views the main focus. The 20± acres are divided by East River Road providing a nice spot for a guest house or support buildings on the East side. On the West side, the home is gently tucked beneath a hill shielding it from the road. 600± feet of river frontage with two long riffle runs provide unlimited opportunities to tempt wily Yellowstone River trout!



**Kim
Busby**

406.223.7721



TBD DEEP CREEK ROAD, LIVINGSTON

\$1,800,000 | #384678



LUXURY COLLECTIONSM

Views. Privacy. Location. Here is an opportunity to acquire one of the most awe-inspiring Paradise Valley properties to come on the market. Located within the upper portion of the coveted Deep Creek drainage, this 20± acre parcel looks down on the Yellowstone River below as it meanders through Paradise Valley surrounded by mountain ranges on both sides. Accessible through a private easement, with end of the road privacy, the topography affords plenty of excellent build sites for a year round home or vacation cabin. This property is nothing short of breathtaking and of the kind that rarely becomes available. Don't miss out on this one!



**Darren & Stacey
Raney**

406.223.1313

406.223.0170

20 EASTEP LANE, LIVINGSTON

\$1,729,000 | #392299



LUXURY COLLECTIONSM

Beautiful log home plus 2500± square foot shop/garage in the heart of Paradise Valley with commanding views of the Absaroka Range. This custom home has an open floor plan, large great room, stone gas fireplace, wood cabinetry, granite countertops and stainless steel appliances. A blend of wood and tile flooring with radiant floor heat plus electric forced air and central AC. This five bedroom, five bath home is situated on five acres (two of the acres are sodded lawn) a 16 zone irrigation system and a greenhouse. Water rights from the Paradise Canal Water Users Association and a private pedestrian easement for river access. Fiberon wrap around decking that provides an easy transition to the outdoors to enjoy the views of the mountains and the Yellowstone River.

A perfect retreat with three levels that allow for privacy for family and guests located in a peaceful and welcoming neighborhood.



**Signe
Lahren**

406.220.2525





51 ROSEY LANE, LIVINGSTON

\$899,000 | #391422

A home to entertain on 20± acres in the heart of Paradise. This idyllic property offers the perfect blend of natural beauty, rural charm, and modern comfort. Prepare to be impressed by the expansive master suite that serves as a private refuge within the home. Offering a generous ensuite master bath with double sinks, large shower, soaking tub, and separate water closet. The heart of the home is a chef's dream come true, featuring a gourmet kitchen that boasts upgraded appliances and a large center island complete with built-in wine rack. 51 Rosey Lane truly offers the best of both worlds – end of the road seclusion and tranquility



**Peg
Sundling**
406.580.6501



1801 SUN AVENUE, LIVINGSTON

\$699,900 | #389558

Living space, shop space and land to expand! Rare opportunity to own a prime piece of real estate zoned neighborhood commercial. Ideal for live-work spaces! The main building is over 3200± square feet with 3 bedrooms, 3 bathrooms and an open concept layout for comfortable living. You will appreciate the tall ceilings; large bedrooms, each with their own bathroom; and separate studio apartment. Expansive garage/shop space, work space and storage room. On 3/4± of an acre, the property includes 3 lots. Enjoy southern exposure and expansive views from the backyard, extra parking and RV hookups. Located in desirable neighborhood on Fleshman Creek, not far from downtown Livingston. See MLS#389580



**Brooke
Weimer**
406.223.3389



220 SOUTH M STREET, LIVINGSTON

\$636,000 | #391720

Nestled in the heart of Livingston, Montana, just a leisurely walk from the Yellowstone River, this custom-designed retreat awaits. Situated on a 7,000± square-foot lot, it seamlessly blends modern comfort with rustic charm. Step inside the meticulously crafted home and be greeted by warmth and character. The main level boasts a beautifully remodeled kitchen, flowing into the dining and living areas. Three cozy bedrooms, two full baths, a bonus room, and an office area provide ample space for relaxation and productivity. Additionally, there's a single detached garage, a greenhouse for nurturing greenery, and a chicken coop for farm-fresh eggs. Truly, a haven for both tranquility and activity.



**Ashley
Bruha**

406.223.7282



NHN N 15TH STREET, LIVINGSTON

\$529,000 | #392060

Beautiful lot located on the north side of Livingston with R-3 zoning. Sweeping views of the Absaroka Range on just over an acre (acreage is approximate) of residential property. Build your dream home or develop this property into a multi-unit development.

*Buyers to make an independent investigation of all possible uses, including, but not limited to building requirements and access.



**Signe
Lahren**

406.220.2525



SOLD



526 SOUTH 12TH STREET, LIVINGSTON

\$475,000 | #391115

Sweet abode in prime location! Feel right at home as you step onto the classic covered front porch of this well-kept 1940's gem. Make your way onto the hardwood floors and feel the essence of history that meets present-day improvements. The main floor has 2 bedrooms, 1 bathroom, kitchen, and living room. The basement is finished with a family room, bedroom, and laundry room. Fully fenced backyard, complete with trex decking, pergola, and hot tub. 1 car detached garage with room for an Accessory Dwelling Unit and/or off street parking. Highly desirable south-west side location. Landscaped with native Montana perennials. Get in just in time to see it all bloom!



**Brooke
Weimer**

406.223.3389



2221D WILLOW DRIVE UNIT #124, LIVINGSTON

\$329,000 | #390633

Here is your opportunity to purchase an almost new, lightly lived in 2023 condo at The Flats at Yellowstone Bend. This south facing two bedroom two bath modern unit is spacious and bright. Quality finishes and fixtures, which include: covered balconies, quartz counter tops, shaker style cabinetry, brushed nickel fixtures, laminate plank flooring, and whirlpool stainless steel appliances. This unit is located on the second floor and has a designated parking space in the front of the building.



**Signe
Lahren**

406.220.2525



**Ashley
Bruha**

406.223.7282



Welcome to Missoula

Missoula, Montana, known as the "Garden City" for its dense trees and lush greenery, seamlessly merges urban sophistication with rugged natural beauty. Situated in the heart of the Northern Rockies and at the confluence of three rivers, it's surrounded by seven wilderness areas, making it the place to be for outdoor enthusiasts. The city also boasts an extensive trail system for mountain biking and hiking. Home to the University of Montana, it has a diverse population that enhances its cultural scene. The downtown area is alive with art galleries, theaters, boutiques, local eateries, and breweries, reflecting the city's eclectic tastes. Cultural events like the weekly Farmers' Markets, the Big Sky Documentary Film Festival, and First Friday gallery nights contribute to its dynamic atmosphere. This blend of student life, cultural diversity, outdoor recreation, and community engagement, along with a strong commitment to environmental stewardship, makes Missoula a unique and appealing place to live, offering an exceptional quality of life where the tranquility of nature meets urban vibrancy.

SOUTH AVENUE OFFICE
1020 South Avenue W.
Missoula, MT 59801

DOWNTOWN OFFICE
314 N. Higgins Avenue
Missoula, MT 59802



Our Current Listings



9800 HWY 200, DIXON

\$2,850,000 | #391701



LUXURY COLLECTIONSM

The luxurious Montana dream property called Flathead River Ranch has 360-degree panoramic views perched on 39± acres that borders thousands of preserve land, and Flathead River flows through the majestic valley below. The main house has three bedrooms, two-and-a-half bathrooms, high-end finishes with a spacious open floor plan. The chef's kitchen, cozy fireplace, upper-level loft & wet bar offer captivating views as life outside comes inside through the expansive balcony. The property has designs in place should you want to add a 3/2 guest house and/or a 2/1 cabin. Whether you're looking for a primary getaway residence or a vacation getaway, this property offers everything you need and more.



**Jen
Clement**
406.360.9849



**DeeAnn
Bos**
406.580.7919



1950 W BROADWAY, MISSOULA

\$2,731,200 | #30026557

Welcome to an unparalleled commercial opportunity in the vibrant city of Missoula, Montana! This expansive 2± acre parcel offers the perfect canvas for your business ambitions, featuring flexible zoning that accommodates a variety of commercial uses. Whether you're looking to develop retail space, office buildings, a hospitality venture, or a mixed-use complex, this property provides endless possibilities. Key Features: Flexible zoning, high visibility, and utility access. Highlights: 2± acres of level, build-ready land, Conveniently located, and scenic views. Seize the chance to establish your business in one of Montana's most sought-after locations.



**Everett
Fred**
406.880.8227





1030 CHIEF JOSEPH CLUSTER, MISSOULA

\$2,800,000 | #30010098



LUXURY COLLECTIONSM

Welcome to Circle H Ranch and the newest offering by Butler Creek Development. This 4-bedroom, 5-bathroom residence, complete with a Solar package offers contemporary living in a magnificent country setting & offers a low-maintenance lifestyle with stunning views of the Missoula Valley & surrounding mountains. The exquisite design of this home merges comfortable living & provides the ultimate retreat. The main level features a spacious living space with floor-to-ceiling windows, an automated fully pocketing sliding glass door that opens to an expansive wrap-around deck. The seamless design & flow of the interior to exterior living spaces allow the unique ability to utilize the space for many months of the year. This careful consideration is part of what makes this residence unique & truly one-of-a-kind. The outdoor amenities assure endless enjoyment with a covered front patio & sitting area, BBQ area, poured concrete deck, & ground floor patio. The state-of-the-art kitchen boasts a Thermador appliance suite, waterfall island, & a hidden butler's pantry. Other notable inclusions are the additional bedroom suite, private office, laundry room, & powder room on this level. The spacious primary suite captures the stunning valley views, a large walk-in-closet, & a spa-like ensuite featuring a double vanity with backlit LED mirrors, a rainfall steam shower, a water closet with a bidet & heated toilet. A floating staircase to the lower level creates limitless possibilities to create your dream recreational space. This level features 9' ceilings, a fully equipped wet bar, wine cellar, floor-to-ceiling windows, a linear gas fireplace, & glass sliding doors to the covered patio with pre-wiring for a hot tub. There are two additional bedrooms with one ensuite, an additional guest bathroom, a large storage room, & the ideal space for a home gym. The four-stall 40ft deep garage has 10ft doors, epoxy-coated flooring, & is equipped with an EV charging station.



**Jen
Clement**
406.360.9849



**Andrew
Weigand**
406.721.4141

340 EVANS AVENUE & 1529 HILDA AVENUE, MISSOULA

\$1,375,000 | #30026479



LUXURY COLLECTIONSM

Rare offering in the University area! This charming 5-bedroom, 3-bathroom home on a corner lot directly across from the picturesque Bonner Park at the corner of Hilda and Evans. In addition to the main residence, there is a 1-bedroom, 1-bathroom guest/rental residence. A detached 2-car garage provides convenient storage with a full attic. Inside the main house, you'll find original hardwood flooring and a cozy gas fireplace in the living room. The kitchen features a built-in breakfast nook and storage under the bench seating. The lower level includes a family room, 2 bedrooms, and 1 bathroom. The upper level includes 2 additional bedrooms, full bathroom, and additional storage. Recent upgrades include a new furnace, hot water heater,

privacy fencing. Outside, the fenced backyard, underground sprinklers, and outdoor space await. Conveniently located close to the University, shopping, and local restaurants, this property offers a blend of charm and accessibility



**Jen
Clement**

406.360.9849





NHN MONTANA AVENUE, MISSOULA

\$1,100,000 | #30005490

Attention investors! 0.88 acres of land with 8 separate lots located close to downtown Missoula and The University of Montana campus. In addition to the land, this sale includes two single-family homes and an adjacent mobile home park. Both homes are solidly built and are each 2 bed/1 bath rentals. One of the homes even offers a lower level mother-in-law space with a separate bathroom and entrance. The adjacent mobile home park offers 9 leased lots with the majority of the lots currently leased. The current owner generates a decent return but there is certainly room to maximize income. All of this land, rental income, and development potential is within 7 minutes of downtown and UM.



**Aaron
Curtis**

406.396.2721

1536 REMICKS ROAD, CONDON

\$1,100,000 | #30022817



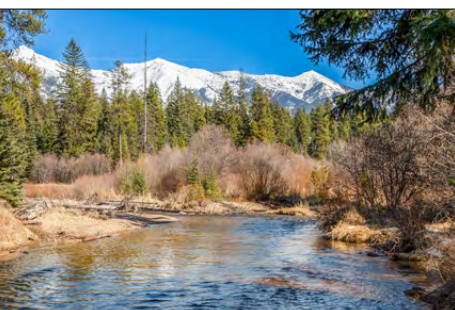
LUXURY COLLECTIONSM

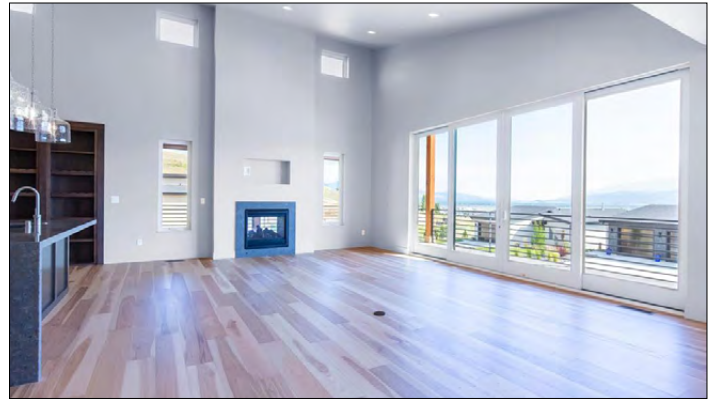
Bright and open cabin style home with 250± feet of Swan River front at the end of a county maintained road. No covenants, no HOA. 3,400± square feet on just shy of four acres with huge Swan Mountain Range views. Three bedrooms plus bonus rooms, three full baths, master suite, two living areas with vaulted ceilings, open dining and kitchen with nice appliances. Sold fully furnished including a Jeep.



**Lance
Koch**

406.531.3500





6036 MACARTHUR DRIVE, MISSOULA

\$1,200,000 | #30010840



Nestled in the coveted West Pointe Subdivision, this immaculate 5-bedroom, 2.5-bathroom home spans a generous 3612± sqft of living space. The association cares for snow removal and lawn maintenance, leaving you more time to enjoy the surrounding beauty. Inside, the home is replete with bespoke features. Serve up in style with a handy butler's pantry, relax in a soaking tub, or luxuriate in a walk-in shower. Your feet will never be cold with heated tile floors, and custom closets provide elegant storage solutions. Laundry is a breeze with facilities on both levels, while accent lighting adds a subtle, sophisticated touch. This is your perfect blend of luxury and lifestyle.



Andrew Weigand
406.721.4141



DJ Smith
406.380.4365



5825 LARIAT LOOP, MISSOULA

\$1,047,000 | #30025657



Stunning Home in highly desirable Forty-Four Ranch Estates! Located on a full acre outside of city limits (means lower taxes!) this 4 bedroom (plus bonus room), 3 bath home is the picture of elegance. Southern exposure offers ample sunlight streaming in. Fully remodeled including new flooring, doors and trim, electric and plumbing fixtures, fresh interior paint, all bathrooms fully remodeled with new vanities, quartz tops and tiled floors. Kitchen features new cabinets, quartz countertops, farmhouse sink, wood shelves and high-end Samsung appliances. Primary bedroom on main level. Fully finished basement w/media room and office. Fenced backyard offers many mature lush trees, fruit trees and great views!



Susanne Schmidt
406.381.6576



651 FIELDSTONE, CORVALLIS

\$975,000 | #30021725



LUXURY COLLECTIONSM

Take in the breathtaking Bitterroot Mountain views from this elegant and well appointed custom home! As you step through the grand entrance, you're greeted by the allure of high ceilings that create a spacious and open atmosphere throughout the home. The exterior is adorned with lush and mature landscaping, both front and back of the property. Immerse yourself in the tranquility of the surroundings, carefully curated gardens and greenery enhancing curb appeal and providing a private sanctuary. Privacy is paramount at this property, situated at the end of a quiet cul-de-sac. 3 bedroom, plus office, 3 bath single level home boasts custom cabinetry, spacious kitchen with black appliances, lovely finishes.



**Susanne
Schmidt**

406.381.6576



6108 MACARTHUR DRIVE, MISSOULA

\$896,000 | #30019302



LUXURY COLLECTIONSM

Highly sought-after lot adjacent to the common area. Astonishing Missoula Valley views from the main floor of this 2,781± SF 3 Bedroom, 2.5 Bath home in the West Pointe subdivision. Exquisite design and finishes throughout the entire home. Thermador appliance package, butler's pantry, walk-in shower, soaking tub, heated tile floor, laundry on both levels, custom closets, accent lighting, and more! There are simply too many incredible features to list, you must come feel the quality for yourself. Country feel but still only 10 minutes to downtown Missoula.



**Andrew
Weigand**

406.721.4141



**DJ
Smith**

406.380.4365



1936 S 7TH STREET W, MISSOULA

\$775,000 | #30025655

Energy-efficient duplex in the popular Franklin to the Fort neighborhood. This property boasts a thoughtful design that enhances both style & functionality. Each unit offers 3bd/1bth, with just over 1200± sq ft of living space on each level. Sustainably designed, it is exceptionally air-tight, ensuring comfort while keeping heating & cooling costs low. Interior highlights include concrete floors with radiant heat in the basement, a gas fireplace in the upper unit, washer/dryer hook-ups on each level, heat recovery ventilation systems, on-demand water heaters, & mini-split AC/Heat on each level. The cellulose sound barrier minimizes sound transfer between units, while R60 insulated walls on the main level & triple-pane wood/aluminum windows contribute to energy efficiency.



**Jen
Clement**

406.360.9849



3763 A ENGLAND BOULEVARD, MISSOULA

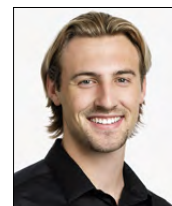
\$425,000 | #30026865

Single level 2-bedroom, 2-bathroom townhome in the Pleasant View neighborhood. This residence features two primary suites with an additional half bath, central air conditioning, and a detached insulated garage. Property is landscaped and includes drip system/sprinklers.



**Jen
Clement**

406.360.9849



**Everett
Fred**

406.880.8227



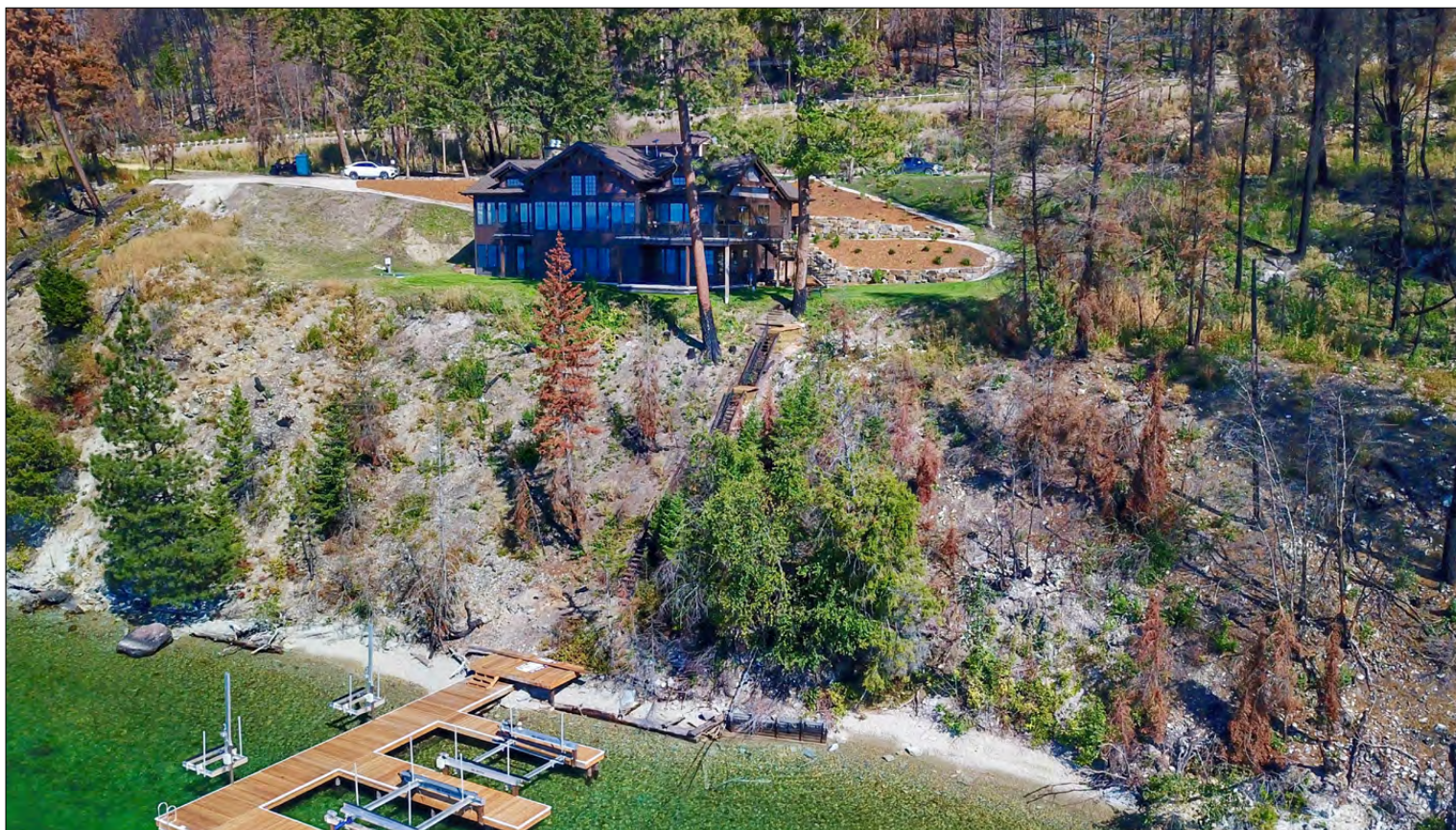
Welcome to Polson

Polson, Montana, beautifully situated at the southern shore of Flathead Lake and framed by the majestic Mission Mountains, offers a picturesque setting that embodies the essence of Montana's natural beauty. This charming lakeside town is a prime destination for outdoor enthusiasts and those seeking a tranquil retreat. Residents and visitors enjoy a variety of activities such as boating, fishing, and swimming in Flathead Lake's clear waters, alongside hiking and bird watching in the nearby wildlife reserves. The town's community spirit is celebrated through numerous annual events, such as the Flathead Cherry Festival, which honors the area's cherry-growing heritage with a weekend of family-friendly activities and local produce. With its stunning lake views, recreational opportunities, and warm community atmosphere, Polson provides a captivating mix of leisure and adventure in one of Montana's most scenic locales.

POLSON OFFICE
201 1st Street W.
Polson, MT 59860



[Our Current Listings](#)



31315 MONTANA HWY 35, POLSON

\$4,200,000 | #30026286



LUXURY COLLECTIONSM

Custom designed, 5 bedroom waterfront residence. Situated on 7.73± acres, this property is located in the highly sought-after Skidoo Bay area of Flathead Lake, and includes 264± feet of lake frontage. The lake views are truly captivating from either level of the home and can be enjoyed whether inside or outside, on any of the multiple decks. The main level of the home features timber beams, an open floor plan with vaulted ceilings, as well as a two-sided stone surround wood burning fireplace, a wraparound main deck, in addition to the private deck off the primary suite.



**Jen
Clement**
406.360.9849

34777 COMPASS LANE, POLSON

\$3,390,000 | #30006198



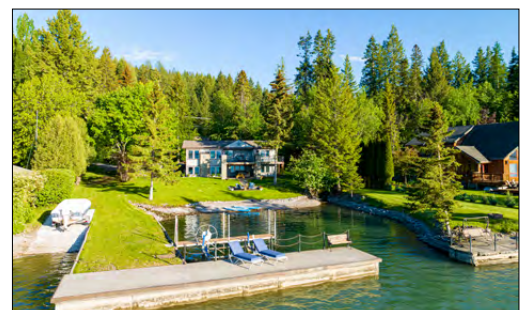
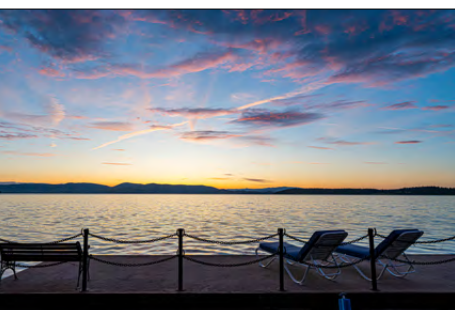
An exceptionally rare find on the East Shore of Flathead Lake ... your own fantastic oasis! The private cove for swimming, boating, and floating is the crown jewel on this 1.66± level landscaped lawn area with its own boat ramp, and the home enjoys spectacular lake views from the addition and remodel (down to the studs), at approx. 2470± sf, 4 bedrooms, 3 baths, and main floor master suite. All new in 2018: interior, exterior, roof, insulation, HVAC, plumbing, electrical, granite counters, gas range, distressed pine plank flooring, alder cabinetry and so much more ... in addition to easy access off of Hwy 35, just 5± miles to Polson shops, a new 25x50' steel frame shop, a spring-fed

creek and waterfall, and an additional large lawn area with 50-amp electrical hookups for 3 RVs, garden, and multiple fruit trees. Furnishings and lake equipment negotiable. This is your LAKE dream come true!



**Angie
Killian**

406.249.7617





NHN 7TH AVENUE W, POLSON

\$1,495,000 | #22116021

Flathead Riverfront property with RZD (Resort Zoning District) zoning. This property has been designed for 8 townhome lots. Bring your vision for the possibility of multiple dwellings or design a single-family residence.



**Jen
Clement**

406.360.9849



33953 FOX ROAD, POLSON

\$800,000 | #22210106

Mission View Greenhouse is located in the gorgeous lakeside town of Polson Montana. Successful Commercial Greenhouse and Retail Store on 1.73± acres overlooking Flathead Lake and the Mission Mountains. This well established and immaculately cared for operation includes: 2400± sq.ft. shop & studio with bathroom, 1320± sq.ft. retail storefront, and 8,048± sq.ft. of greenhouse space split across 4 greenhouses.



**Jen
Clement**

406.360.9849



1305 5TH STREET E, POLSON

\$649,500 | #30022036

This remodeled 5-bedroom, 3-bath home sits on nearly half an acre of picturesque land, offering a serene escape surrounded by mature landscaping and trees, providing shade and privacy. Property boasts a small pond, adding to the tranquil ambiance and providing a delightful relaxing spot. Inside, the remodeled home blends modern comforts with classic charm. Property includes two separate living spaces. The main living area features two bedrooms, two bathrooms, and a spacious and bright living room, ideal for gatherings or cozy evenings by the fireplace. Kitchen has ample counter space and stylish finishes. The walk out lower-level features three bedrooms, one bathroom, an additional living room, kitchen and dining area.



**Jen
Clement**

406.360.9849



LOT 1 & LOT 6 7TH AVENUE W, POLSON

\$550,000 & \$279,900 | #22217014 & #22300561

If you have ever dreamed of owning a waterfront property, now is your unique opportunity to purchase a townhome lot on the Flathead River. Each of the 8 lots available will come with a boat slip. These lots offer access to Flathead River and Flathead Lake. *Weekly short term/Vacation Rentals possible. Construction for infrastructure of roads, services, and docks are estimated to start 2024.



**Jen
Clement**

406.360.9849



Welcome to Sheridan

Located in the heart of the Ruby Valley, Sheridan, Montana offers a small-town experience, enriched by stunning natural surroundings and a strong community spirit. Surrounded by the towering Tobacco Root and Ruby Mountains, Sheridan provides a picturesque backdrop ideal for those seeking a slower pace of life intertwined with outdoor activities. Residents and visitors engage in fishing in the Ruby River, known for its excellent trout fishing, and enjoy hiking and hunting in the expansive public lands nearby. Community life in Sheridan is highlighted by local events like the Sheridan Days parade and rodeo, which celebrate the town's Western heritage and offer entertainment through live music and rodeo competitions. Additionally, the town acts as a gateway for historical exploration, with nearby Virginia City offering a look into a preserved gold rush town. For those valuing a tight-knit community and simple rural living, Sheridan offers a peaceful yet engaging lifestyle, where the beauty of Montana's landscapes and the warmth of its people are daily pleasures.

SHERIDAN OFFICE
118 S. Main Street
Sheridan, MT 59749



[Our Current Listings](#)



216 W HAMILTON STREET, SHERIDAN

\$515,000 | #391858

This 1918-built home in the heart of the Ruby Valley offers an irresistible blend of historic charm and modern functionality. Spanning 1,668± square feet, this updated 2-bedroom, 2-bathroom residence provides a spacious and inviting layout, ideal for comfortable living and entertaining. The home is highlighted by gorgeous hardwood floors, custom trim work and built-ins, vaulted ceilings, abundant natural light, and large wood-burning stove. Located within easy walking distance to all that downtown Sheridan has to offer, 216 W Hamilton St is perfect for those who value both convenience and character in a home. The Ruby Valley is an outdoor enthusiast's paradise that offers endless recreational activities set against breathtaking landscapes.



**Miranda
Wheeler**

406.640.1655



104 HIDDEN WAY, SHERIDAN

\$319,000 | #391534

Tucked away off a quiet road, yet within close proximity to downtown Sheridan, sits 104 Hidden Way. This new construction, 2 bed, 2 bath, 780± square foot open concept single family home offers modern features and unmatched efficiency. This contemporary home sits on .37± acres with covered front porch, large Trex back deck, and a historic shed for additional storage. Inside you will find soaring vaulted ceilings, large windows taking in natural light, stainless steel appliances, mini split heating & cooling system, luxury vinyl plank flooring, bedroom with ensuite bath, an additional bedroom with walk-in closet, and full bathroom. This property would make an excellent residence, lock-and-leave property, or vacation rental.



**Miranda
Wheeler**

406.640.1655



Welcome to Twin Bridges

Twin Bridges, Montana, a small town located at the confluence of the Beaverhead, Big Hole, and Ruby Rivers in the heart of Jefferson Valley, is a prized destination for anglers worldwide, offering exceptional fly fishing with a rich variety of trout species. This small town, shaped by its gold rush roots in the late 19th century, provides a historical backdrop that enhances its rustic charm. The surrounding landscape invites outdoor enthusiasts to explore numerous trails with breathtaking views of the Rocky Mountains, enriching the local outdoor tradition. Twin Bridges maintains a closely-knit community, celebrating its heritage and communal spirit annually at the Twin Bridges Fair and Rodeo. This event features traditional rodeo competitions, parades, and community gatherings, drawing residents and visitors alike. For those seeking a quiet lifestyle immersed in natural beauty and local history, Twin Bridges offers a peaceful retreat and a quintessential example of rural Montana living.

TWIN BRIDGES OFFICE
106 N. Main Street
Twin Bridges, MT 59754



[Our Current Listings](#)



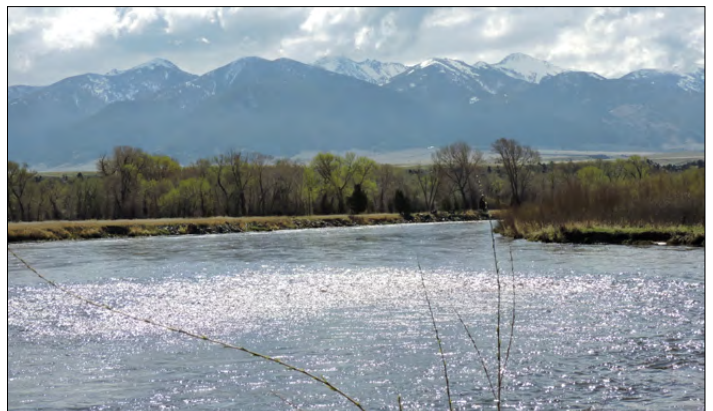
3859 MT HWY 287, TWIN BRIDGES

\$875,000 | #381868

This 10± irrigated acres features a beautiful 2 bed, 3 bath home in a rural setting just 3± miles SE of Twin Bridges with easy access from Hwy 287. Perfect for the equestrian enthusiast with barn designed for hay storage, 2 roomy stalls, separate tack room and overhand on one side to store your tractors, farm equipment, 4 wheeler or RV. In addition to attached 2 car garage there is an insulated 30x40 shop with 12" overhead door. The 10 acres provide a healthy hay crop which is irrigated by 3 wheel lines. Arena with good footing, round pen, corrals and loafing shed.



**Michelle
Van Dyke**
406.596.0805



70 LOCH LEVEN LANE, SILVER STAR

\$265,000 | #389639

A rare opportunity to have Jefferson River access with access to private boat ramp at the corner of your property. This 2.82± acres has a septic in place out of the flood plain and is ready for your dream getaway. There are two lots which are contiguous that have gone through DEQ approval and ready for your dream home. Beautiful views and walking distance to fish the Jefferson. Enough acreage for a horse and elbow room for the kids to explore. Purchase together for family or separately, MLS 389637 is 2.89± acres listed at \$240,000.



**Michelle
Van Dyke**
406.596.0805



326 S MAIN STREET, TWIN BRIDGES

\$799,900 | #392384



LUXURY COLLECTIONSM

Welcome to 326 S Main Street in the renowned fishing town of Twin Bridges, Montana. This exceptional offering has been lovingly preserved by one family since being built 1915. The beautiful Craftsman-style home sits on nearly an acre of manicured grounds with mature landscaping. Spanning 3,008± sq ft, this residence offers 4 spacious bedrooms, 3 bathrooms, and boasts timeless elegance with original built-ins and hardwood floors. A large enclosed front porch invites you to enjoy the peaceful setting year-round while the expansive back deck is perfect for outdoor gatherings. A detached garage adds versatility with an office, living area, and bathroom—ideal for a guest suite or home office. Whether you're enjoying the expansive yard or the meticulously maintained interiors,

this home is a haven of comfort and timeless taste. Located approximately 1 hour 15 min from Bozeman, 50± min from Butte, and 1 hour 30± min from Helena, Twin Bridges is the perfect Montana retreat. Don't miss this rare opportunity to own a piece of Twin Bridges history.



**Miranda
Wheeler**
406.640.1655



Welcome to White Sulphur Springs

White Sulphur Springs, Montana, offers a distinctive blend of rural charm and rejuvenating natural resources, nestled in the scenic Smith River Valley surrounded by the Big Belt, Castle, and Little Belt Mountains. Renowned for its therapeutic hot springs, which have long attracted visitors seeking relaxation and wellness, the town serves as a historic wellness destination. Beyond its soothing waters, White Sulphur Springs is a gateway to a myriad of outdoor activities including fishing, hunting, hiking, and skiing, making it a year-round haven for nature enthusiasts. The community is warm and welcoming, characterized by a strong sense of heritage and pride that shines through in its annual events and daily interactions. A major annual highlight is the Red Ants Pants Music Festival, which attracts music lovers and performers nationwide, boosting the local economy and celebrating rural Montana culture with a rodeo and agricultural workshops. White Sulphur Springs offers a peaceful lifestyle, enriched by its natural landscapes, therapeutic springs, and a close-knit community, making it a distinctive spot in Montana's mountainous terrain.

WHITE SULPHUR SPRINGS OFFICE
16 2nd Avenue SE
White Sulphur Springs, MT 59645



[Our Current Listings](#)



33 HITCHING POST ROAD, WHITE SULPHUR SPRINGS

\$1,499,000 | #30003844



LUXURY COLLECTIONSM

40.23± acres of Montana property at its finest. This lovely home is tucked into the pine & aspen trees creating solitude & a sense of seclusion. 4 bedrooms, 2 1/2 baths, & tile/wood/stained concrete flooring. The kitchen is beautiful & spacious with quartz countertops, plenty of room for the culinary genius & a vast amount of storage. The cathedral ceilings are timber beamed for a cozy open feel. The large primary suite has a large walk in closet & lovely views of the forest outside. Live water on the property. 1/4± mile away is access to 1000s of acres of USFS land.



**Leanne
Bodell**

406.439.6904

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Welcome to West Yellowstone

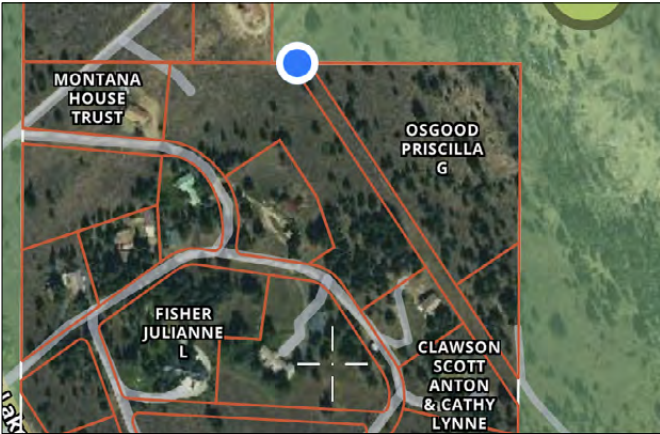
West Yellowstone, Montana, serves as a bustling gateway to Yellowstone National Park, one of the most iconic and visited national parks in the United States. This charming town is strategically positioned just minutes from the park's West Entrance, making it an ideal base for exploring the vast natural wonders of Yellowstone, including its geysers, wildlife, and stunning landscapes. West Yellowstone offers a quaint yet vibrant atmosphere, filled with local shops, restaurants, and museums like the Grizzly & Wolf Discovery Center, where visitors can learn about local wildlife. The area is a haven for outdoor enthusiasts year-round, offering unparalleled opportunities for hiking, fishing, snowmobiling, cross-country skiing, horseback riding, and boating and kayaking on Hebgen Lake. Each season brings its own unique beauty and array of activities, ensuring that West Yellowstone offers a dynamic and engaging experience for all, whether they're there to explore the park's natural beauty, enjoy the town's rustic charm, or engage in the abundant recreational activities available.



619 HAYDEN STREET, WEST YELLOWSTONE

\$825,000 | #392644

Lots of curb appeal in this 3 bed/2 1/2 bath 2500± sq ft Madison Addition home. Recent upgrades include a new roof, hickory wood flooring on the main level, new carpet and flooring in the master, a sauna in the master, an outdoor Hot Springs spa and new light fixtures throughout. This is a very attractive split level home and a lower level with office, large family room and a wet bar. Lots of well hidden storage in the house and more in the garage. The garage handles 3 cars plus toys, has a work bench and is heated to. Take a look at this newly upgraded home.



Rob Klatt
406.580.2002



LOT 35 LEISURE DRIVE, WEST YELLOWSTONE

\$265,000 | #389639

A rare opportunity to have Jefferson River access with access to private boat ramp at the corner of your property. This 2.82± acres has a septic in place out of the flood plain and is ready for your dream getaway. There are two lots which are contiguous that have gone through DEQ approval and ready for your dream home. Beautiful views and walking distance to fish the Jefferson. Enough acreage for a horse and elbow room for the kids to explore. Purchase together for family or separately, MLS 389637 is 2.89± acres listed at \$240,000.



Rob Klatt
406.580.2002

MONTANA RANCH PROPERTIES

RECREATION | LAND | SPORTING | AGRICULTURE

Montana Ranch Properties is a team of sales professionals who specialize in farm and ranch properties as well as recreational and sporting properties. Our member's dedication to land stewardship, their professional knowledge of real estate inventory and their passion for recreating under Montana's Big Sky, combined with their experience and hardworking ethic provide our clients an exceptional level of service. When you work with one of our Montana Ranch Properties agents, you know that your real estate transaction will be represented by a professional who is deep rooted in Montana's unique markets and communities.



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159,169,179 PAINTHORSE TRAIL, DARBY

\$13,000,000 | #30022185



The Painthorse Ranch has 90± acres of land formally part of the historic Chief Joseph Ranch. This legacy ranch features over 20,000± square feet of luxury living space in 4 residential structures. The main log home has 3,928± sf on two levels overlooking a beautiful pond and views of the Sapphire Mountain Range. Manager's home features 4,217± sf on three levels overlooking the forest and creek bottom at the edge of the irrigated hay fields. Two guest lodges have 5,360± sf and 3,430± sf respectively providing five star lodging for family with a huge state-of-the-art theater, game room and spa features. The bus barn features 3,707± sf including a great room, luxury kitchen, expansive deck, additional lodging, and bus parking. Improvements also offer a machine shed, shop, hay barn, tack

and wrangler's center, arena, greenhouse, log gazebo with outdoor kitchen, RV hookups, plus the 485± sf cabin at the edge of two acre Moose Lake and Tin Cup Creek. All furnishings, art, bronzes, equipment, horses included in the sale. www.PainthorseRanch.com



**Jan
King**
406.369.4313



2899 SPAIN BRIDGE ROAD, BELGRADE

\$6,295,000 | #390595



LUXURY COLLECTIONSM

East Gallatin river retreat, just minutes from Bozeman, MT. A custom 4 bedroom 5 1/2 bath, 6322± sq.ft. home on nearly 11 acres, and a beautifully appointed 2 bedroom, 2 1/2 bath apartment. Including a multipurpose recreation area with flex rooms, baths and a kitchen. The great room has massive timber beams & floor to ceiling stone fireplace. Panoramic views of the Bridger Mountains seemingly rising out of your front yard to the river flowing through the backyard and meandering along the western boundary. A premier riverfront location, fishing right in your own backyard, horses perhaps? It's all here, an ideal blend of rusticity, comfort and luxury. No known covenants.



**Jean
White**

406.539.3914



9650 ANACONDA ROAD, MARION

\$3,500,000 | #30026254

The Real Montana Life awaits you! Beautiful Bear Springs Ranch consisting of 342± acres with 5 individual tracts is perfect for a family compound. This beautiful year-round off grid property has been in the family since 1958 where they still live and work on this ranch to this day. There are two livable cabins on the property, a rustic seasonal guest cabin, and the main year-round cabin. Bear Springs Ranch provides an abundance of water from 5 individual springs and Bear Springs Creek. Hunt deer, elk and waterfowl in your own back yard. Come live the true Montana Lifestyle and create memories with family and friends that will never be forgotten.



**Melinda
Morton**

406.260.0472

TBD TIMBERLOFT DRIVE, BIG SKY

\$5,600,000 | #382863

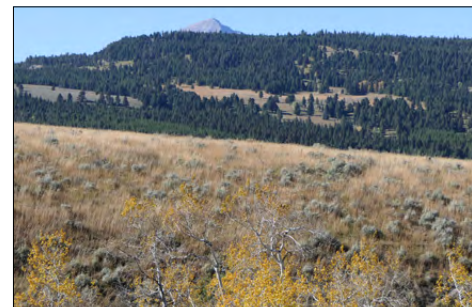
One of the most beautiful properties in Big Sky! 80+/- acres of fantastic alpine meadows punctuated by an aspen lined draw with live spring water dedicated to the property. Outstanding views of the surrounding mountains including the Spanish Peaks, Lone Peak and the Gallatin Canyon. Two adjacent 40± acre parcels each with a dedicated build site. Timberloft Road, a private dead end road provides access into the property. Initial work has been done to investigate the potential for a private stocked fish pone. Lush alpine grasses blanket the land creating a park-like feeling - unlike many mountain properties the 80± acres are totally usable with gentle grades and rolling hills surrounded by a mature forest canopy ideal to create hiking or walking trails with

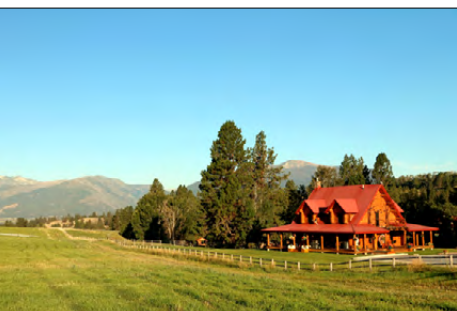
views in every direction. Amazing sunsets and sunrises - yet exceedingly private. Close to public lands, fishing and hunting, but an easy drive to Big Sky's Town Center and Meadow Village.



**Don
Pilotte**

406.580.0155





2911 MOONDANCE TRAIL, STEVENSVILLE

\$3,995,000 | #30018702



Beautiful 4,000± sf "Yellowstone-style" western log home in the Bitterroot Valley on 38.84± acres. The main home features rich interior finishes including granite countertops, custom cabinetry, high-end stainless steel appliances, and wrap around mahogany covered porches to enjoy the Bitterroot Mountain Views that go on for miles and miles! Wood flooring, custom iron work, fireplace, large dining area, and more. The lower level has guest bedrooms and media area, upper level is huge master suite with walk-in-closet, luxury bath and balcony overlooking the ranch. Willoughby Creek flows past the front of the main home into a large pond. Very private setting with paved interior roadways with a mix of pines and aspen. The 2,000± sf guest house has a one bedroom apartment on the

upper level with artist studio, wet bar, sauna, and vaulted room on the main level. The heated ranch shop features an attached warm water car wash. Deluxe horse barn is 48' X 96' with 10-stalls plus outdoor arena. Fenced pastures, water rights. Additional land available.



**Jan
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406.369.4313



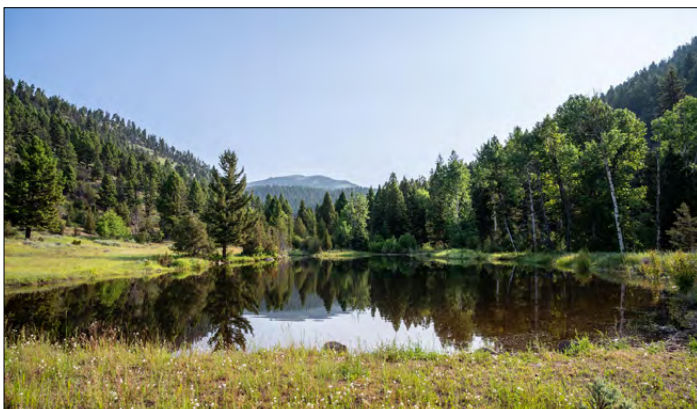
359 WATERLOO ROAD, WHITEHALL

\$3,500,000 | #391681

2825± SF of custom cedar home with log guest cabin (896 SF) in a pristine private meadow setting with 142± acres on the banks of the Jefferson River. The main home is 2 BD, 2 bath with wrap around screened porches and covered front deck to enjoy the wildlife and beautiful views. Over a half mile of Jefferson River with natural sloughs, springs and river fed natural ponds. A treasure of the avid bird hunter or fisherman. 30x50 shop/garage & irrigated meadows with brush and wildlife cover for many whitetail deer and moose. Perfect for the sportsman, family retreat or gentleman's ranch. Under conservation easement which allows 2nd home.



**Michelle
Van Dyke**
406.596.0805



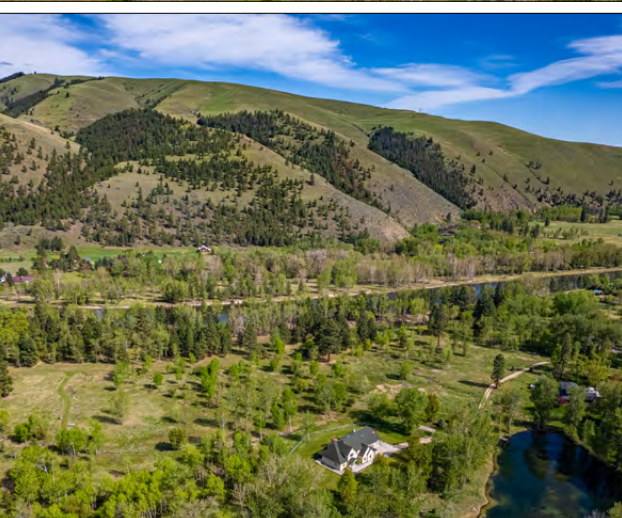
40 CATARACT CREEK ROAD, BASIN

\$2,650,000 | #387926

Have you ever dreamed of owning a property that was large enough to offer significant privacy, with a fishable creek & ponds; backing up to USFS lands. These 286± acres offer that. A modest two bedroom one bathroom home located above the creek offers a buyer a place to land and regroup. Cataract Creek flows through the length of the property with water rights for irrigation. Paved access right from I-15. Annual income from a cell tower lease is assumable to the new owner. Underground and overhead power is established. There are reported 127 separate parcels contained within the boundaries and no covenants recorded.



**Dan
Reddick**
406.580.0653





10840 RED FOX COURT, LOLO

\$2,795,000 | #30018798



LUXURY COLLECTIONSM

This 86± acre luxury property on the Bitterroot River represents a rare opportunity to own a piece of Montana's natural beauty. Bordered on one side by a private lake and on the other by a huge expanse of the Bitterroot River. The meticulously designed and beautifully crafted main home features 5 bedrooms, 6 bathrooms - one with a full Sauna, 4 En-suite bedrooms, spacious chefs kitchen, multiple living spaces all taking in the amazing and private views. Featuring exquisite high-end finishes throughout, including granite countertops, high-end stainless steel appliances, custom cabinetry and top-of-the-line fixtures, the residence provides the perfect blend of modern comfort and rustic charm. Beyond the outstanding fishing opportunities, this property is an outdoor enthusiast's paradise - hiking, horseback riding, wildlife watching, snowmobiling and water sports are just a few of the activities you can indulge in on this vast estate. Abundant trails throughout the forested acreage teeming with wildlife and secret places to explore. With a sprawling 86+ acres of pristine Montana wilderness, this property is a nature lover's dream come true. The Bitterroot River flows gently through the land, providing direct access to world-class trout fishing right in your backyard. Imagine spending your days casting your line and reeling in prize-winning trout as you soak in the tranquil beauty of the river. Within minutes to Missoula and Lolo for shopping and dining conveniences - yet once you drive beyond the private gated entrance you are shrouded in privacy. Home is being offered furnished with a few exclusions. Property is in 4 deeded parcels. There is an adjoining 3.3± Acres with a 2718± sq ft caretakers house that will be offered for sale also on the private Lake - see MLS#30018815



**Susanne
Schmidt**

406.381.6576



77 MOUNTAIN HOUSE TRAIL, DARBY

\$2,600,000 | #30027858

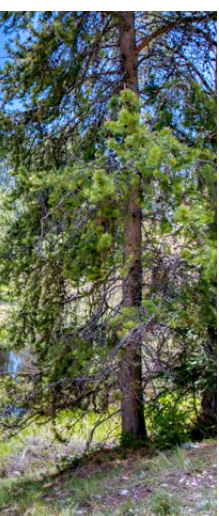
Custom handcrafted dovetail log home on 62± acres bordering Bitterroot National Forest and Selway Bitterroot Wilderness areas with fly fishing on 600± ft. of wadable trout river. Very private setting with views of lush meadows and surrounding mountains. 5,000± sf of living space with attached two car garage. Home features rich wood flooring, museum quality wood stairway, cherry wood kitchen, granite counters, and efficient heating system. 3 bedrooms, 3.5 baths with huge office featuring high speed internet or Starlink services. 2 stone fireplaces, floor to ceiling windows for the big views and some personal property included. Price reduced! Elk and deer, hiking, ATV trails, and boating in nearby lake.



**Jan
King**
406.369.4313



**Wanda
Sumner**
406.360.5161





285 LOST TRAIL ROAD, TOWNSEND

\$2,350,000 | #357514

Get away from it all & experience the tranquility of nature in the foothills of the Big Belt Mountains. Arriving at The Landing Zone Ranch you get the feeling of being in a natural oasis of privacy and mountain views. The hand hewn log home has soaring timber framed ceilings & a great room. Spacious kitchen with granite countertops, stainless steel appliances, & moveable bar. Access the full length Trex deck from each of the bedrooms & great room thru beautiful patio doors. Full walk-out lower level. Six car detached heated log shop with drive-thru doors and guest apt. Springs and pond with water rights. Reputable hunting area with extraordinary wildlife populations.



Dan Reddick
406.580.0653



21 MCPHERSON LANE, WILSALL

\$1,300,000 | #391660

Horse Haven on 46± Acres. Embrace the freedom of wide-open spaces on this spacious property just outside of Clyde Park in the Shields Valley. This stunning horse property surprises with its spacious home, boasting five bedrooms and three bathrooms to comfortably accommodate your family and guests. The heart of this property is the charming barn, which offers four spacious stalls meticulously designed to provide comfort and safety for your beloved equine companions. Additionally, the seller is offering a wide array of farm and household equipment for sale at an additional cost. This property could be fully stocked with everything you need to maintain and live on the land.



Peg Sundling
406.580.6501

3433 PIPE ORGAN ROAD, DILLON

\$1,800,000 | #392351

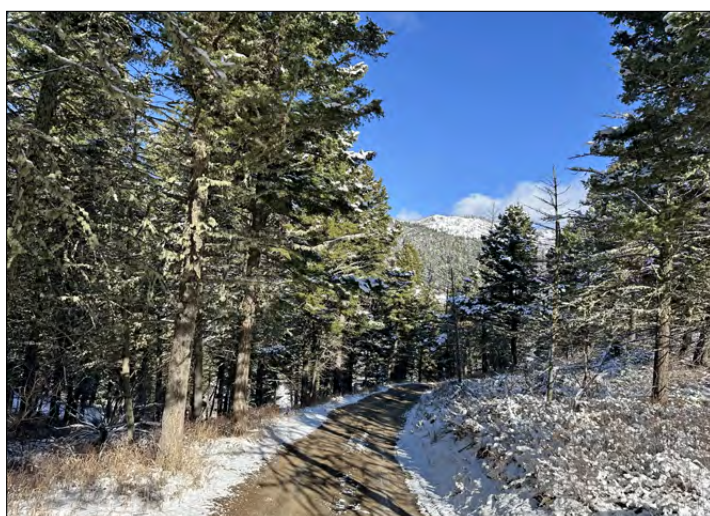
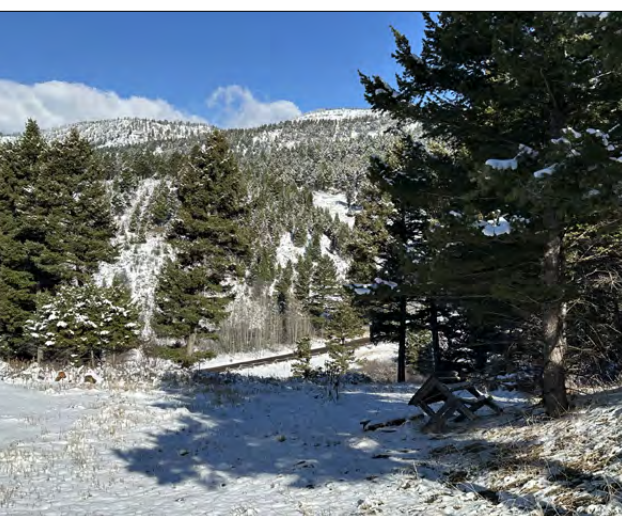
Famous world class trout fishing awaits just a few steps from your back door. With over a half a mile of Beaverhead River frontage, this property is a dream come true for the avid fisherman, hunter, & outdoorsman. The 94± acre paradise features irrigation water rights & adjoins abundant public lands. The spacious 2600± sq ft home offers 4 bedrooms (2 non-conforming), 3 bathrooms, two family rooms, two sunrooms, a sauna, & a 3 car attached garage. Extremely efficient geothermal heating and cooling keeps the utilities down. Stunning views greet you at every window from this exceptionally private setting. Don't wait - Beaverhead River properties do not come available very often.



**Nicholette
Picken**

406.698.0853







14850 PONY CREEK ROAD, BOZEMAN
\$1,050,777 | #392071

If you are looking for the most stunning views & the perfect location you have found it! The mountain views from this property are absolutely gorgeous. The Bridger Mountains are right out the back door! Enjoy the simplicity of the two cabins or build your own home on the 20.007± acres. This property is just 6 miles from Bridger Bowl Ski Area, 21± miles to Bozeman, & 29± miles to Bozeman Yellowstone International Airport. Big game hunting, fishing, skiing, recreation opportunities are endless. Just minutes from Custer Gallatin National Forest. The perfect Montana ski property.



**Leanne
Bodell**
406.439.6904



88 ALTA MEADOW TRAIL, DARBY

\$995,000 | #22114524

Mountain retreat bordering U.S. Forest Service land with fly fishing on the West Fork of the Bitterroot River! The location is protected from density development for years to come. Good access/near Painted Rocks Reservoir for boating. Elk, deer, ATV trails with access to Idaho too. Cedar home is meticulously cared for and features high speed internet or Starlink service. Home has 3,200± sf on three bedrooms, 3 baths, great room and more. Attached garage plus 1,440± sf heated and finished shop. Energy efficient heating, granite kitchen with high end appliances, lots of windows with stunning mountain views. Price reduced and including furnishings, art, decor and equipment. Don't wait!



**Jan
King**

406.369.4313



**Wanda
Sumner**

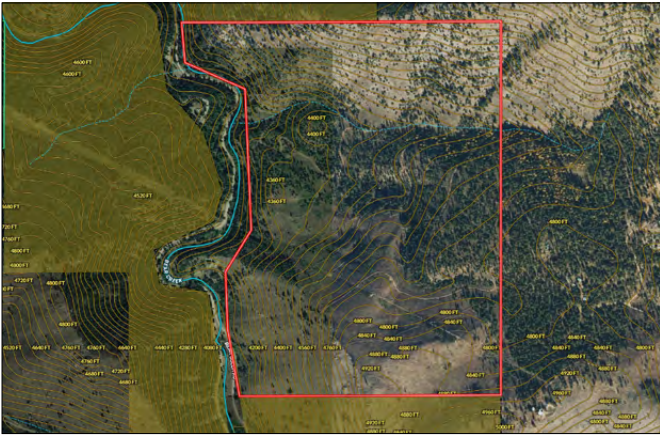
406.360.5161



338 BEAR GULCH ROAD, DRUMMOND

\$890,000 | #30021714

256± acres with easy access off a county maintained road. Borders 400± acres of BLM land. Close to the Clark Fork River and only about 20± minutes to minor services in Drummond and around an hour to major services in either Missoula, Butte or Helena. Lots of wildlife including elk and deer, small dry cabin with a loft, good road system, seasonal pond and nice rock outcroppings. Varying topography with several building sites including some that are nearly flat ranging from a half acre to around 2± acres.



**Lance
Koch**

406.531.3500



NHN LOWER VALLEY ROAD, BOULDER

\$849,000 | #30021016

Live out your Montana fantasies on 157.53± acres in the beautiful Boulder Valley in Southwest Montana. Situated at the base of Ryan Mountain and near Deer Lodge National Forest, it features rock outcroppings, timbered hillsides, and grassy meadows. Elk, Moose, Deer, Bear frequent the property. Hunt out your door or fish the Boulder River just a stone's throw from the lot. Ride horses, ATVs, snowmobiles, or hike to your heart's content. Boulder is known as an outdoor recreational paradise just 30± minutes from Helena and Butte. Enjoy a day in Bozeman for fun or skiing in about 90 minutes. Year-round access with paved roads up to the property.



**Ann
Snortland**

406.438.2839



MEET OUR TEAM

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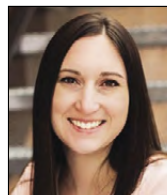
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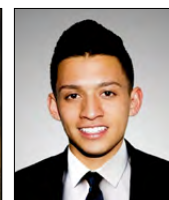
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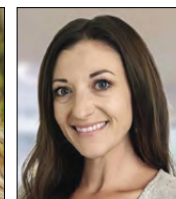
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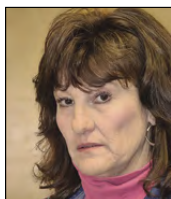
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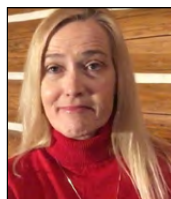
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Marion Alley
406.763.1636



Mary Donnelly
406.396.9152



Mary Trochman
406.360.0308



Mike Bryan
406.370.8734



Mindy Palmer
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Nancy Wagner
406.546.5612



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406.544.4955



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406.830.5796



Stacy Rye
406.218.1338



Stephanie Cahoon
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Steve Palmer
406.239.1949



Tina Barker
406.223.1043



Tom Russell
406.546.2233

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Bessie Wallin
406.407.0169



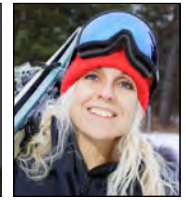
Catherine Chavasse
406.556.7705



Lisa Dumontier
406.533.5341



Mel Libby
406.407.5002



Tara Bowman
406.250.8793



Tillie Marshall
406.249.0835

SEELEY LAKE



Garry Swain
406.499.2966



Laurie Page
406.210.3654



Mark Darrow
406.210.3598

SHERIDAN



Frank Colwell
406.596.1076



Miranda Wheeler
406.640.1655



Nicholette Picken
406.698.0853

TWIN BRIDGES



Michelle Van Dyke
406.596.0805

WHITE SULPHUR SPRINGS



Leanne Bodell
406.439.6904

WEST YELLOWSTONE



Rob Klatt
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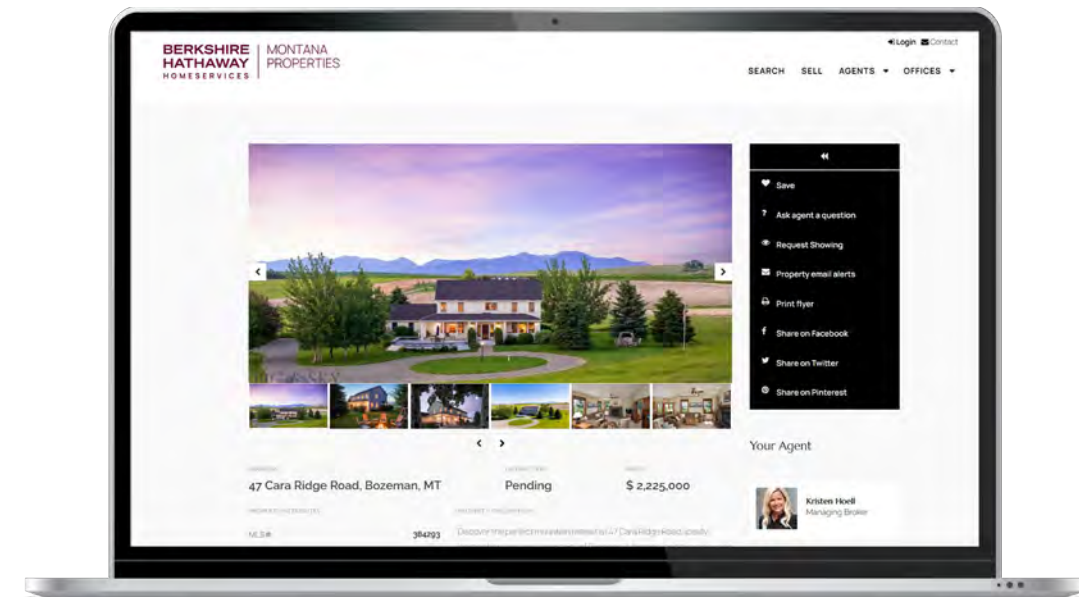
Angie Sainsbury
509.388.8128

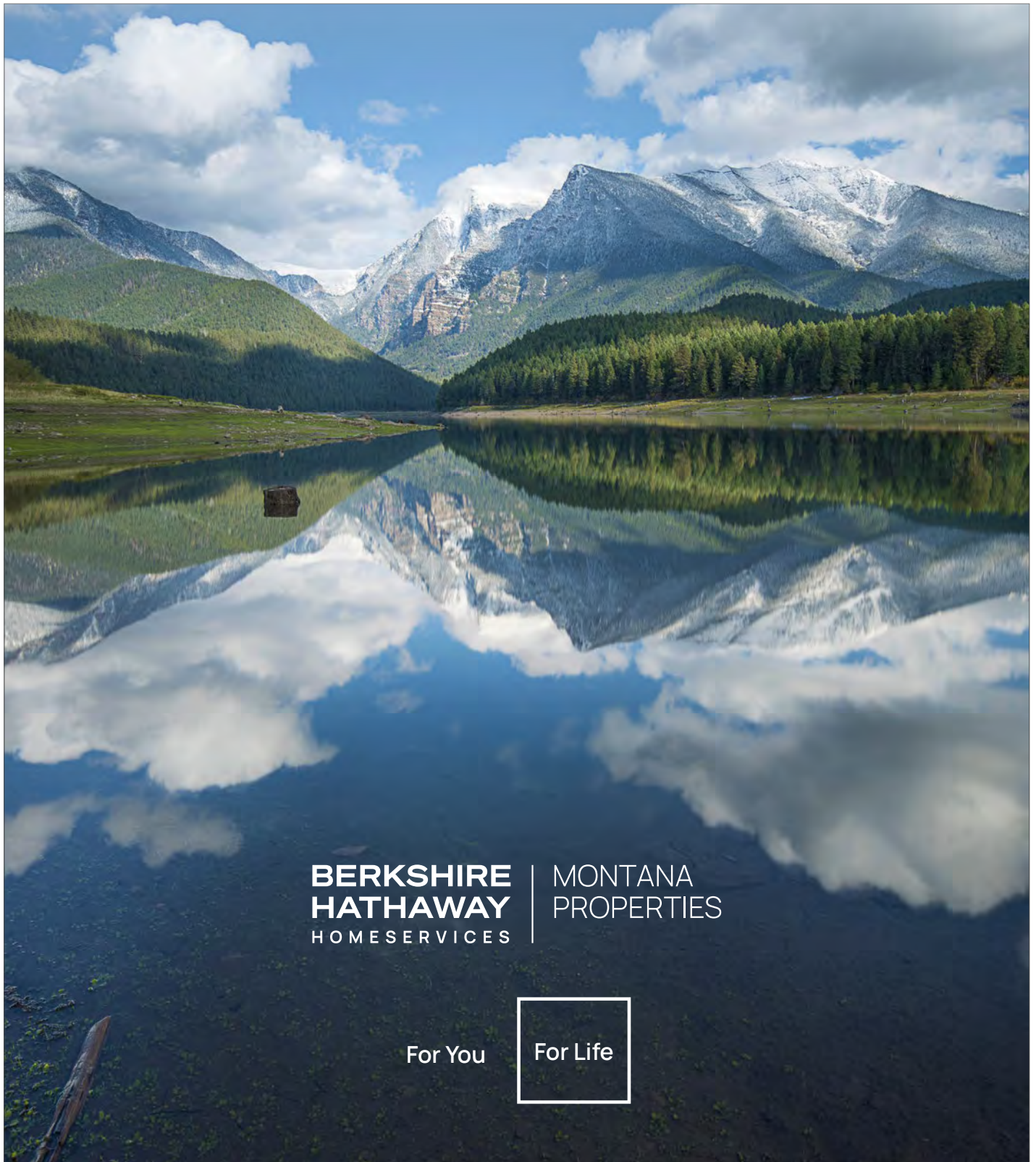
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