

195000 20 acre mountain meadow inside national forest**hide this posting**

Location **Montana**
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QR Code Link to This Post \$195,000 / MOUNTAIN CABIN 20 acres surrounded by National Forest (15 Miles North of GEYSER, MT)

Unique Recreational Property located in a peaceful high mountain valley

These are one of a kind side by side 20 acre parcels running 1/4 mile along both sides of the head waters of Highwood Creek and continuing up the slope to a wooded high point with unprecedented vistas.

Living inside 42,000 acres of Lewis & Clark National Forest could be your quiet respite from the hectic outside world, a snowmobilers' winter retreat or a HUNTER'S PARADISE your family could enjoy for generations to come. It does not get any better than this!

DETAILS =====DEVELOPED 20 ACRES =====

A 16x16 rustic cabin, sits next to 32x34 foundation of the future home site. Not far away is large older barn that houses a 10K remote propane generator and plenty of room for storage.

A year around spring feeds the ram pump water system to keep the 1,200 gallon cistern full year and a septic system is in place as well for indoor bathroom and kitchen to round out the improvements.

Property elevation is 5200'. The meadow slopes up appx 100' to a promontory where the house site overlooks the property with mountain ridges on either side.

Developments:

50 acre house site
 other beautiful cabin or home site

Property
 Property

Fishing: Trout in the Upper Highwood Creek (on the property), 50 miles to world famous Missouri River, and other blue ribbon trout fishing.

*Livestock: Bring your horses. Property is fenced. Barren Creek

Hunting: Elk, deer and in the surrounding area mountain goats.

Hiking:

*Winter sports: snowmobiling, cross country skiing.

The Highwood Mountains are off the beaten path and the property puts wilderness on your doorstep. Nearest neighbors, miles either direction. Very little road traffic.



Being surrounded by National Forest insures your privacy in the future.
This property isn't LIKE having property in a National Forest, it IS having property inside a National Forest!

Cut and Paste this address to see 23 more photos:
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Owner says. . . ."This is my dream getaway spot and I had hoped my family would be enjoying it for generations to come but life has it's surprises...so . . . now I am looking for some good people who will fit our land and who will also be a good fit for all the honest, hard working neighbor rancher friends in the area we have built relationships with over the years. Are you the match we are looking for??

"We see hawks soaring over our Mountain Valley, watch Mt Goats cross the meadow, listen to coyotes howl at the moon and hear Elk bugling in the morning; all the while a babbling brook lends back ground music to heaven on earth that you could call your own."

\$395,000 for all 40 acres
\$295,000 for Cabin and Developed 20 acres (with shared water supply)
\$195,000 for undeveloped 20 acres (with shared water supply)

*Purchaser option: \$50,000 discount in exchange for a long term minimal use half acre sublease for current owner to put a small temporary cabin. Call for details.
* Owner financing (for max of 12 years) is possible with a large down payment and a good interest rate offer.

Text or call Gordon Property Manager at 406-foursevenone