



Ultimate Rustic Charm Retreat, Missoula County, Montana, 4.71 Acres

\$799,000

- Equestrian, House, Income producing, Snow sports, Wildlife Viewing

Welcome to your next profitable investment or mountain getaway! This fully remodeled log home on 4.71 acres backs directly to U.S. Forest Service land—offering guests immediate access to hundreds of acres for hiking, biking, ATVing, and wildlife watching. Whether you're looking to host vacationers or enjoy it yourself, this property blends rustic Montana charm with upscale modern finishes.

The main home features vaulted tongue-and-groove ceilings, a cozy wood stove, and luxury plank vinyl flooring throughout. The gourmet kitchen shines with granite countertops, brand-new stainless steel appliances, and custom cabinetry—perfect for cooking or entertaining guests. The spacious primary suite includes a remodeled ensuite and direct access to a brand-new wrap-around deck with breathtaking Swan Mountain views.

Downstairs, the walk-out lower level provides a separate living space ideal for short-term rental guests, in-laws, or private retreats.

Outside, you'll find a 36x36 detached garage with 50-amp service, two RV pads with full electric hookups, and hot tub-ready electrical service—a perfect setup for hosting travelers and outdoor enthusiasts year-round.

Whether you're building a personal retreat or creating a thriving vacation rental business, this property offers unmatched

versatility, privacy, and potential income—all nestled in the heart of Montana’s natural beauty.

Main Info

- Street Address : 1081 Old Barn Rd
- Lot Size Acres : 4.71 Acres
- Postal / Zip Code : 59868
- Dwelling : Yes
- State / Province : Montana
- (Assessor) Parcel Number : 1633905
- County : Missoula
- Closest City : Seeley Lake

Home Info

- Year Built : 2003
- Building Features : Shop, Garage
- Square Feet Main House : 1850 square feet
- Baths : 2
- Bedrooms : 3

Taxes

Tax Year : 2024

Estimated Taxes per year are \$3,054.00

Broker Info

Heidi Santone

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Wayne Heaton

Co-listing with: Clearwater Montana Properties, Wayne Heaton

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With over a decade of administrative experience and a lifetime dedicated to exceptional customer service, Heidi brings a unique blend of professionalism, empathy, and local expertise to her real estate career. Her background in the banking industry provides her with a foundation in financial transactions, allowing her to guide clients confidently through the complexities of buying and selling homes. Heidi has served as the Treasurer on the Board of Directors for Sparrow’s Vine, and she is deeply involved in her community, particularly in children’s and women’s programs. Her passion for service extends beyond real estate, enriching her ability to connect with people and understand their individual needs. A devoted wife to her husband, Chad, and a proud mother of four children spread across Idaho, Oregon, and California, Heidi cherishes family life. She enjoys spending time in nature, from fishing and backpacking to exploring the great outdoors with her dog and two cats. Whether you’re searching for a cozy home or an expansive property, Heidi is ready to help you find the perfect place to create lasting memories.