



Hydro Homestead, Sanders County, Montana, 40.00 Acres

\$599,000

- Big Game, House

Rustic homestead cabin on 40 private acres behind a locked gate at the end-of-the-road. Backs up to accessible Forest Service land. Off-the-grid and set-up with hydro electric, and solar power. Marketable timber and 6 acres of fenced pasture with a stock pond. Tons of wildlife and excellent hunting right on the property. Oversized shop with open studio guest quarters, and 4+ stalls of covered parking. Fully loaded greenhouse and fenced garden area. Live the self-sufficient, homesteader life... no covenants or restrictions so bring the chickens, cows, and horses, grow your own food, and leave your stress and worries behind!

Main Info

- Street Address : 151 Eddy Peak Rd
- Lot Size Acres : 40.00 Acres
- Postal / Zip Code : 59873
- Lot Size Square Feet : 1742400 square feet
- State / Province : Montana
- Dwelling : Yes
- County : Sanders
- (Assessor) Parcel Number : 5065
- Closest City : Thompson Falls

Home Info

- Year Built : 1977
- Square Feet Main House : 1394 square feet
- Bedrooms : 2
- Building Features : Other Storage
- Baths : 2
- Elevation : 0

Taxes

Tax Year : 2018

Estimated Taxes per year are \$743.00

S25, T21 N, R29 W, PLAT BH SWSE 40 AC

Broker Info



Mark and Jeannette Smith

Clearwater Montana Properties

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Mark and Jeannette bring the ideal combined expertise in all areas of real estate to make up the Montana Dream Team! Mark is a hunting guide in NW Montana and brings the unique skill sets of hunting, fishing, trapping, home construction, and extreme back country recreation. He specializes in bare land and hunting and fishing properties. Jeannette was born and raised on a cattle ranch in western Montana and graduated with her Master's degree from the University of Montana. She has a diverse background in education, ranching, healthcare administration, and life coaching. She has been in real estate for 20 years, has her brokers license, and is the Montana Regional manager for Clearwater Montana Properties. Jeannette is on the Sanders County Community Development Board of Directors and is passionate about helping local communities grow and thrive, while retaining the unique recreation and cultural aspects that make Montana so special. With designations including Broker, RRS, ABR, C2EX, GRI, she specializes in recreation homes and cabins, water frontage, retirement homes, and ranches. This team will help meet all of your real estate needs and focus on top notch customer service and really listening to their clients. Call, text, message or email them to begin your journey to find the perfect Montana dream property, home, cabin, retreat, or hunting/fishing property of your dreams at (406) 270-3921.

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