



## **Western Montana Bitterroot Valley Home Ranch, Ravalli County, Montana, 83.00 Acres**

**\$2,150,000**

- Agriculture, Big Game, Equestrian, House, Pond, Water Rights, Wildlife Viewing

Beautiful private valley setting with creek, pond and wonderful privacy, yet easy access. The incredible home with top end amenities and fixtures has been thoughtfully and fully remodeled, professionally landscaped and painstakingly maintained. Set up for horse lovers with great riding right from the property. The ranch and equine facilities include: super nice 24' x 48' remodeled barn, stalls, tack room outside paddocks, hay storage, a 36' x 60' shop and equipment building. 100' x 200' outdoor riding arena with state of the art pea gravel and crushed rubber surface, round pen and fenced and cross fencing, riding trails and irrigated pastures. The home features: a true chef's kitchen with granite counters, and top quality commercial stainless appliances including a Wolf gas stove. Vaulted ceilings, efficient ground source heat pump for central AC and infloor radiant heat, circle sawn hickory floors, lots of light from the generous windows, professional office with hi-speed internet making working from home a breeze. The exquisite master suite boasts vaulted ceiling, master bath with spa tub and large tile shower, two granite vanities and views galore. This home is built for family and friends with multiple low maintenance decks, the nicest stained concrete patio ever with custom stone wood fired pizza oven and built in BBQ, hot tub and plenty of room. With the privacy, views, wildlife, horse facilities creek, pond, springs, beautiful home, great outbuildings and pastures, room for family, friends, critters and toys this immaculate ranch is move in ready for a new owner to love it as much as these sellers have. Contact John Horton 406-550-7300 for all the details.

- Street Address : 3046 Moondance Trail
- Lot Size Acres : 83.00 Acres
- Postal / Zip Code : 59870
- Dwelling : Yes
- State / Province : Montana
- County : Ravalli
- Closest City : Stevensville

### Taxes

Tax Year : 2018

Estimated Taxes per year are \$5,478.00

### Broker Info



#### John Horton

Clearwater Properties

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John has many years of extensive continuing education in real estate related fields. He worked his way through college and graduate work as a professional guide in Montana and Alaska. After school John continued his guiding career in Montana, as well as guiding and managing a lodge in Alaska for 7 years. John's guiding career morphed into an international booking agency specializing in adventure travel and fly fishing around the world. John grew up in Winona, Minnesota, and moved to Missoula, Montana, in 1976 to attend the University of Montana. He facilitates wilderness wellness trips for conflict resolution, communication, self and business improvement. He is interested in fishing, skiing, bow hunting, hiking, rafting, mountain biking, scuba diving, and introducing kids and adults to the beauty and wonder of nature.

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