



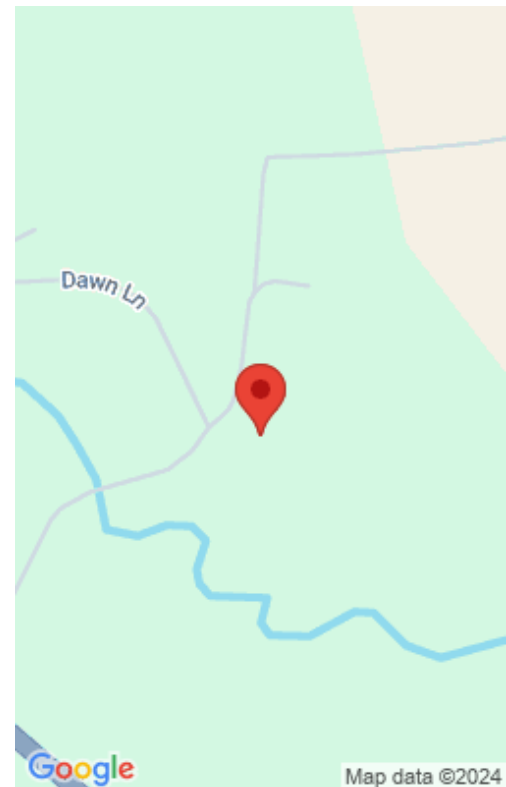
**\$1,050,000**

## **BILLINGS, MT, 59101**

<https://billingsrealtybrokers.com>

**BLUE CREEK ACREAGE TRACTS SUBD, S28, T01 S, R26 E, LOT 13 & 14B** This is an incredible property! Immaculate single story home with 4 bedrooms and 3.5 baths, 7.59 acres, two barns, and cross fenced pastures on both sides of Blue Creek. There are water rights for irrigation and animals. This property provides quiet [...]

- 4 beds
- 3.10 baths
- Residential W/Land
- Residential
- Active
- 3157 sq ft



---

## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 3.10 baths

**Area:** 3157 sq ft

**Year built:** 1977, Existing

**Baths Full:** 3

**Type:** Residential W/Land

**Bedrooms:** 4 beds

**Half baths:** 1, 1 half bath

**Lot size:** 330620 sq ft

**Zone:** Rural Residential 1

**County Or Parish:** Yellowstone

---

## Building Details

**Basement Finish:** None

**Other Structures:** Barn,Corrals

**Garage Description:** Attached

**Exterior material:** Wood

**Sq Ft Basement:** 0 sq ft

**Number of Levels:** 1

**Basement:** Crawl, None

**Roof:** Composite

---

## Amenities & Features

**Sewer:** Septic Tank

**Style:** Ranch

**Other Appliances:** Dryer,Washer

**Heating:** Gas Forced Air

**Features:** Fenced, Hot Tub, Irrigation Water, RV Parking, Well/Yard

**Cooling:** Central

**Tot Fireplaces:** 2

**Interior Features:** Attic Space,Skylight

**Exterior Features:** Covered Patio,Garden,Patio

---

## Miscellaneous



**Restrictions:** See Deed

**Virtual Tour Link:**

<https://www.propertypanorama.com/instaview/bmt/346702>

**Possession:** At Closing

**Showing Instructions:** Agent Must Accompany, Call Agent, Text Agent

**Subdivision:** Blue Creek Acreage Tracts

**Parcel Number:** C02393A

**List Office Name:** Landmark of Billings, Inc.

**HOA Included:** None

---

## Nearby Schools

**Junior High School:** Riverside

**High School:** Senior High

**Elementary School:** Blue Creek

---

## Fees and Taxes

**Tot Taxes:** \$3,313

