



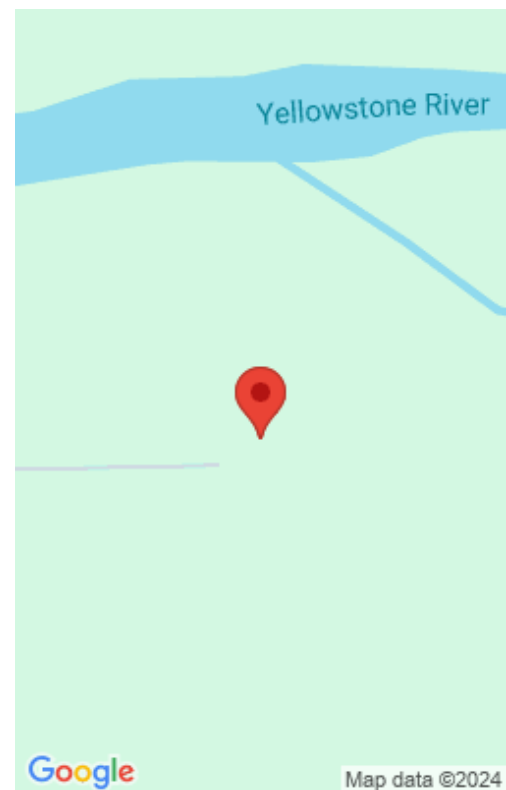
\$1,350,000

## BILLINGS, MT, 59101

<https://billingsrealtybrokers.com>

COS 2097 Parcel 12A, Amd 23.333 ac 23.33 Acres on the Yellowstone River. Contemporary home with 3 bedrooms, 2.5 baths. Architecturally designed for an artist. Very solid structure with huge windows throughout. Spiral Staircase to the 2nd and 3rd floors. Redwood siding. 2 heat zones. Central air. Additional electric heat in kitchen and sunroom, rarely [...]

- 3 beds
- 2.10 baths
- Residential W/Land
- Residential
- Active
- 3352 sq ft



---

## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 2.10 baths

**Area:** 3352 sq ft

**Year built:** 1972, Remodeled

**Baths Full:** 2

**Type:** Residential W/Land

**Bedrooms:** 3 beds

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

**Lot size:** 1016255 sq ft

**Zone:** UNZON

**County Or Parish:** Yellowstone

---

## Building Details

**Sq Ft Basement:** 0 sq ft

**Number of Levels:** 3

**Basement:** None

**Roof:** Other

**Other Structures:** Loafing Shed,Shed,Shop

**Garage Description:** Attached

**Exterior material:** Wood

---

## Amenities & Features

**Sewer:** Septic Tank

**Style:** Contemporary

**Interior Features:** Ceiling Fan,Skylight

**Exterior Features:** Covered Patio,Patio

**Cooling:** Central

**Tot Fireplaces:** 1

**Heating:** Gas Forced Air,Propane

**Features:** Laundry, Storage

---

## Miscellaneous

**Restrictions:** None

**Showing Instructions:** Gate,Text Agent,24 Hour

**Parcel Number:** 000D030400

**Possession:** Negotiable

**Subdivision:** n/a

**List Office Name:** Montana Homes & Grasslands



---

## Nearby Schools

**Junior High School:** Canyon Creek

**Elementary School:** Canyon Creek

**High School:** West

