



**\$215,000**

## **BILLINGS, MT, 59101**

<https://billingsrealtybrokers.com>

HIGHLAND ADD, S03, T01 S, R26 E, BLOCK 24, Lot 3 - 4 Adorable 2-bed, 1-bath rancher on secluded lot. House has a large living room with newer laminate flooring. Furniture in house is negotiable. Newer shed with infrared sauna, also negotiable. Yard is fenced. Ready to move in!

- 2 beds
- 1.00 bath
- Single Family
- Residential
- Active
- 960 sq ft



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## Basics

**Category:** Residential

**Status:** Active

**Bathrooms:** 1.00 bath

**Area:** 960 sq ft

**Year built:** 1920, Existing

**Baths Full:** 1

**Type:** Single Family

**Bedrooms:** 2 beds

**Half baths:** 0 half baths

**Lot size:** 6970 sq ft

**Zone:** First Neighborhood Residential

**County Or Parish:** Yellowstone

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## Building Details

**Sq Ft Basement:** 0 sq ft

**Other Structures:** Shed

**Garage Description:** None

**Exterior material:** Masonite

**Color:** Tan

**Number of Levels:** 1

**Basement:** None

**Roof:** Asphalt, Shingle

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## Amenities & Features

**Sewer:** City

**Style:** Ranch

**Heating:** Gas Forced Air,Other

**Cooling:** Window

**Other Appliances:** Dryer,Washer

**Features:** Fenced

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## Miscellaneous

**Restrictions:** See Deed

**Virtual Tour Link:**

<https://www.propertypanorama.com/instaview/bmt/350210>

**Possession:** At Closing

**Showing Instructions:** Lock Box,Vacant

**Subdivision:** Highland  
Add

**Parcel Number:** A08794

**List Office Name:**

Billings Best Real Estate



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## Nearby Schools

**Junior High School:** Riverside

**Elementary School:** Orchard

**High School:** Senior High

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## Fees and Taxes

**Tot Taxes:** \$1,657

