



View from
Tract 4

Tract 3 & 4 Shining Mountains West

McAllister, MT | 5.12 acres - each | MLS 398157 & 398159



CHRISTIE'S
INTERNATIONAL REAL ESTATE



Tract 3 and 4 Shining Mountains West | McAllister, MT

MLS 398157 & 398159 | \$125,000 / each

5.12 Acres / each

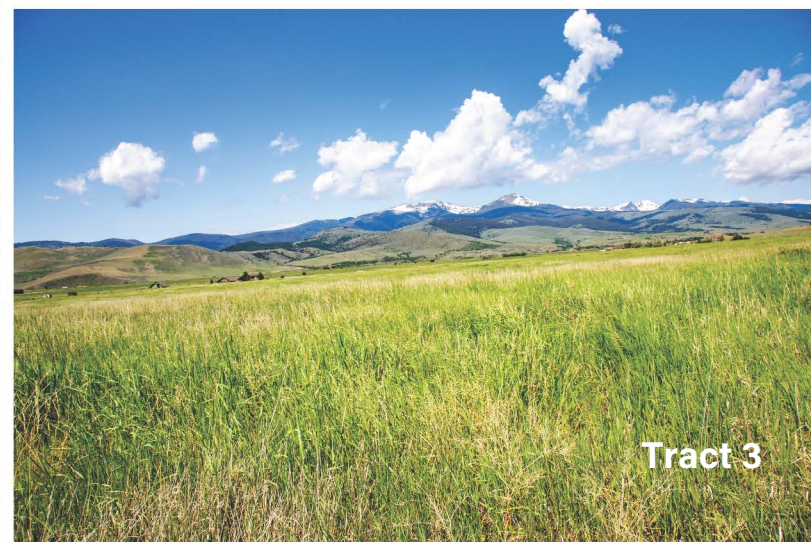
Tract 4 Shining Mountains West --This 5.12-acre lot offers breathtaking views and unique terrain, including an intriguing gully, making it an ideal location to build your dream home. The property is well-suited for a house with a walk-out basement. Access is provided by a 30-foot easement, though the driveway has not yet been constructed. Fiber optics are installed at the lot, and power is nearby. Property has several water rights that have not been utilized by this seller. Enjoy outdoor recreation with easy access to nearby public lands, including the Deerlodge National Forest, which has numerous mountain lakes and hundreds of miles of trails for motorized vehicles and horseback riding. Adjoining 5.12 acres (Tract 3) is for sale too.



Tract 4



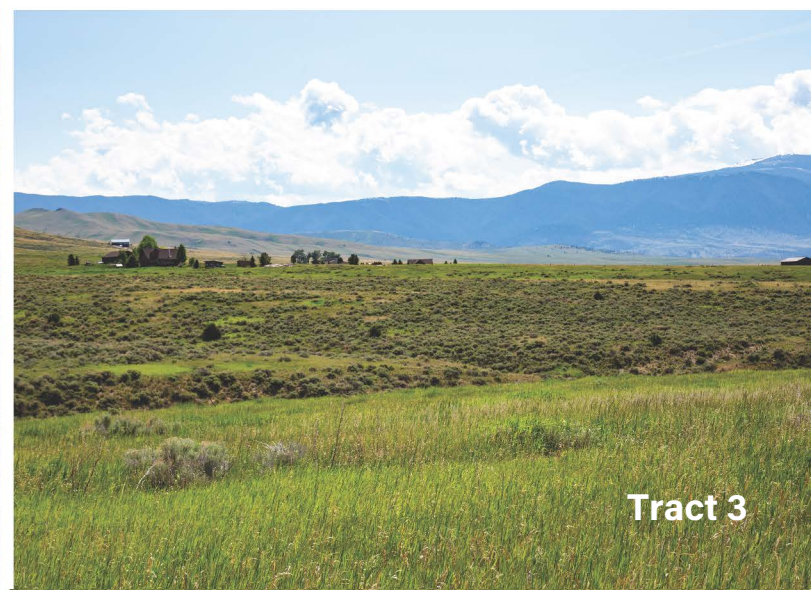
Tract 4



Tract 3



Tract 3



Tract 3



Tract 3 Shining Mountains West – This 5.12-acre lot offers a level, grassy landscape with superb panoramic views, making it an excellent site for your dream home. The property is ideal for a variety of home designs, especially those that capture the amazing views of the Tobacco Root Mountains, the Madison Range, the Revenue Rocks and Ennis Lake. Access is via a 30-foot easement, though the driveway has not yet been constructed. Fiber optics are available at the lot, and power is nearby. Outdoor enthusiasts will appreciate the proximity to public lands, including the Deerhodge National Forest. The charming town of Ennis is just 20 minutes away, with Bozeman an easy hour's drive. Covenants require earth-toned exteriors, ensuring a cohesive and natural aesthetic. Adjoining Tract 4 is for sale too.

***225,000 if both lots purchased together.**



All information provided is deemed reliable but is not guaranteed and should be independently verified.



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