



121 Main Boulder Road

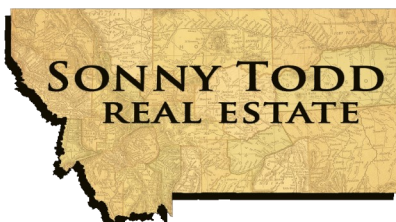
Big Timber, Montana

\$775,000

Great family home located in the highly coveted Boulder River Valley.

The home sits just a short distance from Big Timber on a 1.97+/- acres lot bordered by mature trees. The charming interior features 4,270 sq.ft., 5BR/3BA, finished walk out basement with family room, loft area – great for an office, large mud room, hot water baseboard & radiant floor heat, attached 2 car garage and detached shop with 2 oversized bays for parking your toys. Other unique interior attributes include hardwood floors, office area in loft, tiered deck with built-in gas firepit, tiled backsplash and butcher block island in the modern kitchen, remodeled master BA with a custom tiled shower.

A large storage room just off the garage could be transformed into a home gym, home office, etc. Comfortable living space throughout the home with a serene setting and just over one mile from downtown Big Timber. International airports just about 1 hour away and acres of recreational activities abound within 1/2 hour drive.

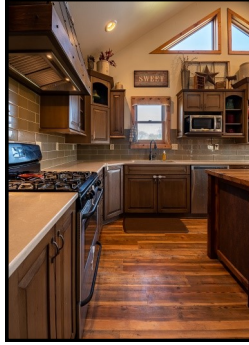


Offered Exclusively By:
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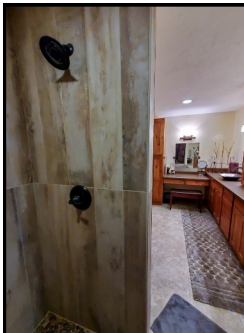
**Mary Ann
 Duffey**
 (406) 930-6607

Main Floor Living Spaces, Dining Area, Kitchen, Laundry Area, Mud Room, Upstairs Office Space



Notice: The data contained herein was obtained from the owner and other sources deemed reliable, but is not guaranteed by agents. Prospective purchasers are advised to examine the facts to their own satisfaction. This offering is subject to change of price and terms, lease, prior sale or withdrawal from the market, without notice.

Master Suite



Main Floor Guest Bedroom and Bathroom



Basement Living Area, Bedrooms, and Bathroom







Montana

Grandpa Sonny Todd's Real Estate Editorial

We believe Montana is the “Best Last Place.” Montana plays in our minds that mythological West that all Americans love. It is the home of real legends, with real places and real people. It was a horn of plenty for the Native Americans, with prairies full of fat buffalo and clear mountain streams overflowing with trout and beaver. Montana evolved from the wilderness through the efforts of mountain men, gold miners, sturdy pioneers, as well as through a bloody struggle between competing cultures. Law and order came to the Montana Territory by the gun and hanging tree. It was Vigilante verses Outlaw, and often it was a fine line that separated the two. Montana is the West, home of the Cowboy and Cowponies, and endless horizons.

Montana is the land of snow-capped mountains, pristine wilderness areas, sparkling rivers and streams, and golden wheat fields all under 'The Big Sky.'

Welcome to "*The Best Last Place*," Montana.





121 MAIN BOULDER ROAD: Located less than a mile out of town via Hwy 298 S.

BIG TIMBER: Located at the confluence of the Yellowstone and Boulder River, Big Timber is the Sweet Grass County seat and services as the support system to the areas cattle ranching community and recreation industry. Big Timber features a school system which offers K-12, a hospital, clinic, nursing home, Assisted Living, dentist, beauty shops, a quilt shop, golf course, churches, grocery and clothing stores, museums, art galleries, establishments offering fine food from the nationally acclaimed dining at "The Grand Hotel", to casual meals at the Timber, motels, bed and breakfasts, movie theater, brewery, and a paved airport capable of facilitating most any private aircraft. Big Timber has much to offer as a small comfortable Montana town.

BILLINGS: Located approximately 82 miles to the east, Billings is the center of Montana's livestock industry. The International Airport in Billings is presently serviced by 5 majors airlines. Billings has two of the finest medical facilities in the northwest. Shopping, fine dining, theater and the arts make Billings the true hub of Montana.

BOZEMAN: Located 63 miles west via I-90, Bozeman is the home to Montana State University. Bozeman is known as a year-round recreation center. Fishing is a short distance away on the Gallatin, Madison, and Jefferson Rivers. Gallatin County has numerous hiking and biking trails. Bozeman's winter time sports feature skiing Bridger Bowl's legendary "Cold Smoke Powder" or a 45 mile drive to Big Sky, Montana's largest ski area and summer resort. For cross country skiing enthusiasts, this area of Montana features miles of groomed and unpacked cross-country trails.

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