

223 N River Ave - Glendive, MT 59330 - North Side

MLS: 331194 - SFB - Active - \$280,000

| | | | |
|----------------------|----------------------------------|-------------------------|------------------------|
| MLS #: | 331194 | File #: | |
| Status: | Active | Status Changed: | 07/23/2024 |
| List Price: | \$280,000 | Org. List Price: | \$280,000 |
| Listing Type: | For Sale | Property Type: | Single Family Building |
| Style: | 2 story + basement, Conventional | Zoning: | Residential |
| Subtype: | Resale Home | | |
| HOA/Month: | 0.00 | | |

**General Listing Information:**

| | | | | | |
|--------------------------|------------|--------------------------|-----------------------------------|----------------------|--------|
| Beds: | 3 | Sq Ft Total: | 3,201 | Acres: | 0.94 |
| Full Baths: | 3 | Sq Ft Main: | 2,639 | Lot Sq Ft: | 41,040 |
| 1/2 Baths: | 0 | Sq Ft Level 2: | 130 | Lot Dim: | |
| 3/4 Baths: | 0 | Sq Ft Lower: | 432 | Frontage: | |
| # Garage: | 0 Attached | Sq Ft Other: | 0 | Depth: | |
| # Carport: | 1 | Sq Ft Unfinished: | 0 | Yr Built: | 1904 |
| Seller Financing: | | Sq Ft Source: | Appraisal | Yr Remodeled: | 2015 |
| Main Bdrm Lvl: | Main | Basement: | Partial Basement, 75%-99% Finishe | Total Rooms: | 13 |

Floorplan & Room Dimensions:**Location Information:**

| | | | |
|---------------------|---|----------------------------|---------------------------|
| Address: | 223 N River Ave - Glendive, MT 59330 | Avg. Mo. Utilities: | |
| Area: | North Side | School District: | Glendive Public Schools |
| County: | Dawson | Township: | |
| Subdivision: | | Parcel ID#: | 16-2612-26-4-01-07-0000 |
| Flood Zone: | | Taxes/Yr.: | \$3,302 (2022) |
| Legal Desc.: | ALLEN FIRST ADD (GLENDDIVE), S26, T16 N, R55 E, BLOCK 001, Lot 002, 13 FT OF LT 1 AND | GPS: | N47° 6.477' W104° 42.972' |
| Directions: | | | 47.10794320 -104.71620730 |

Construction Information:

| | | | | | |
|----------------------|----------------|-------------------|-----------------------|--------------------|-------------|
| Construction: | Siding-Vinyl | Roof Type: | Architectural Shingle | Foundation: | Poured-wall |
| Heating: | Forced Air-Gas | Cooling: | Central Air | | |

Comments/Remarks: Beautifully updated 3 bedroom, 3 bath home w/ river frontage

Public Descr.: Bordering the Yellowstone River sits this beautifully updated home just listed for sale. The main level of this home has a living room, formal dining room, bedroom with a private bath, huge custom-built kitchen with pantry and eating area, access to a screened-in patio, laundry room with utility sink, and huge master bedroom and bath. The master bedroom has a sliding glass door to the backyard and a massive walk-in closet. The upper level of the home consists of a bedroom with 3 walk-in closets and a private bath. The basement is primarily used for storage and a utility room. There is an attached single-stall garage, a detached double-stall garage and a covered storage area. All of this sits on almost 1 acre of land that borders the Yellowstone River. This home is being offered as a short sale and is subject to 3rd party approval. All figures are +/- and all information provided is deemed reliable but is not guaranteed and should be independently verified.

Utilities Services:

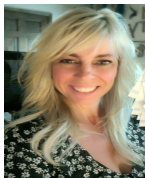
Utilities: Garbage Collection, Natural Gas, Power: MDU, Sewer: City, Water: City/Public

Features:

Features Prop.: Borders River, Fenced- Full, Garden Area, Porch- Covered, Porch- Screened, Trees, View of River
Features Int.: Ceiling Fans, Countertops- Laminate, Flooring- Carpet, Flooring- Laminate, Flooring- Vinyl, Flooring- Wood, Updated Bath, Updated Kitchen, Walk-in Closets, Window Coverings
Appliances: Dishwasher, Dryer, Microwave, Oven/Range- Electric, Refrigerator, Washer

Listed By: Lisa Kjelstrup - United Country Montana Dakota Real Estate

If you have any questions or would like more information about this listing or any other listings in the MLS, please contact:



Lisa Kjelstrup
 United Country Montana Dakota
 Real Estate
 1720 Crisafulli Drive #49
 Glendive, MT 59330

Cell: (406) 989-1983
 Office: (406) 365-7974
 Fax: (406) 365-7978
 unitedcountryare@yahoo.com
 www.MontanaDakotaRealEstate.com

