

Client Full

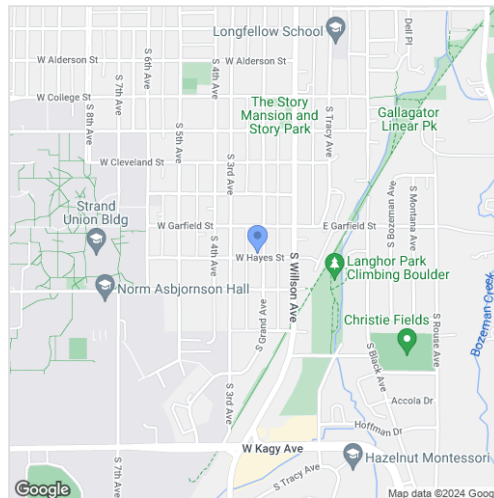
 Listing

CLIENT DETAIL REPORT

MLS#: 393329

1223 S Grand Avenue

Date Printed: 08/27/2024



GENERAL INFORMATION

Status:	Active	Subd/Complex:	Butte Addition	Year Built:	1930
Type:	Single Family	Lot Size:	7,000 - SqFt	Bedrooms:	3
City:	Bozeman	1st Level Sq Ft:	970	Baths:	1.0
Asking Price:	\$599,000	2nd Level Sq Ft:		# Full Baths:	1
Area:	1SM - Boz Main to Kagy	3rd Level Sq Ft:		# 3/4 Baths:	
Levels:	Single Floor with Basement	Abv Grade Sq Ft:	970	# 1/2 Baths:	
Total Sq Ft:	1,210	Garage SF:		Water Amenity	None
Days On Market:	69	Garage SF Source		On/Adjoining:	
Price/Sq Ft:	\$495.04	Unfinished SF:		Basement Sq Ft:	240
ADU SqFt:		Loc of Unfin SF:		HOA Amount:	
Airstrip Runway Airport:		Public Land Adjacent:		HOA Pay Period:	
Garage:	None	ADU Features:			
Livestock Permitted:		Livestock Permitted:			
Directions:	South on Wilson from Main St. Right on Hayes. Home is on the NW corner of Hayes and Grand.				
Legal:	BUTTE ADD, S18, T02 S, R06 E, BLOCK 16, LOT 11 - 12, ACRES 0.161, PLAT C-35				

FEATURES

Flooring:	Hardwood Floors, Tile Floors	Basement:	Laundry Area, Non-Egress Windows
Appliances:	Dryer, Range, Refrigerator, Washer	Style:	Cabin
Heating:	Forced Air, Furnace - Gas, Stove	Interior:	Gas Stove
Cooling:	None	Site Improvements:	Garden, Landscaped Yard, Lawn, Perimeter Fencing, Wood, Rail, Log Fencing
Roof:	Asphalt, Shingle	1st Level:	3 Bedrooms, 1 Full Bath, Dining Area, Living Room, Kitchen, Fireplace/Stove
Patio/Deck:	Porch	2nd Level:	
Exterior:	Log, Wood	3rd Level:	
View:		Utility Services:	City Sewer, City Water, Electricity In, Natural Gas
Road Access:	Paved	Seasonal Access:	

PUBLIC INFORMATION

Public Remarks

Modest and beautifully maintained home on large corner lot with alley access between Downtown Bozeman and Montana State University. This centrally located property has an open floorplan as well as 2+ bedrooms, basement, laundry area and a mud room. A very unique property with a little something for everyone. Call your agent and tour this piece of Montana history today!

Edward Steinhauer
 McCaw, DeVries, Steinhauer & Co.
 676 Ferguson Ave. Ste. 4
 Bozeman MT 59718

