

### Cross Property Customer Synopsis

**392816 311 W Peach ST, #3, Bozeman, MT 59715**



<b>Type:</b>	Condominium	<b>Status:</b>	Active
<b>County:</b>	Gallatin	<b>Asking Price:</b>	\$799,000
<b>Subd/Complex:</b>	Westlake Additions	<b>Detached Condo:</b>	No
<b>Area:</b>	1NE - Boz N of Main/E of 19th	<b>Year Built:</b>	2020
<b>Bedrooms:</b>	3	<b>Days On Market:</b>	4
<b># Full Baths:</b>	1	<b>Price/Sq Ft:</b>	\$450.14
<b># 3/4 Baths:</b>	2	<b>Total Sq Ft:</b>	1,775
<b># 1/2 Baths:</b>		<b>1st Level Sq Ft:</b>	738
<b>Style:</b>	Contemporary	<b>2nd Level Sq Ft:</b>	738
<b>Levels:</b>	2 Floors with Basement	<b>3rd Level Sq Ft:</b>	
<b>Garage:</b>	2 Attached	<b>Abv Grade Sq Ft:</b>	1,476
<b>Basement Sq Ft:</b>	299	<b>Garage SF:</b>	529
		<b>Garage SF Source:</b>	Dept Of Revenue (C & A)
		<b>Unfinished SF:</b>	
		<b>Loc of Unfin SF:</b>	

Newer 3 bed 3 bath condo located between Historic Downtown Bozeman and growing Midtown District. The open concept main level living area has a beautiful kitchen with stainless appliances, solid surface quartz countertops and central island. The dining area is a great place for family meals or more formal nights with friends. A large open family room on the south end of the space has a wall of windows that opens to one of 2 covered decks. On the top floor you will find two bedroom suites, each with their own bath. The larger suite has a walk in closet and access to the upper private deck with southern views. The laundry room is between the 2 bedrooms, washer and dryer included! At the daylight garden level, there is another bedroom/office with closet, a small entry area for removing shoes and gear, and the 2 car heated garage. Each unit has its own outside patio space for outdoor grilling on warm summer evenings. This centrally located property has great access to breweries, restaurants, music venues, food trucks, schools, fairgrounds, shopping and more. Check it out today!

#### LAND, SITE AND TAX INFORMATION

<b>Ownership:</b>	<b>New Construction:</b> No	<b>Tax Year:</b> 2023	<b>Apx Tax Amt:</b> \$4,507
<b>SID/RID:</b>	<b>Condo Name:</b> West Peach Condo	<b>Builder/Architect:</b> Plum Lab Design Inc.	<b>Flood Plain:</b>
<b>Parcel Tax ID#:</b> <a href="#">RGG84201</a>		<b>Modular Construction:</b> No	<b>Public Land Adjacent:</b>
<b>Additional Parcel Tax IDs</b>		<b>Certified Green Bldg:</b>	<b>Water Amenity On/Adj:</b> None
<b>Road Access:</b> Paved	<b>Lot Size:</b>	<b>Zoning:</b> R5 - Residential Mixed-Use High Density	
<b>Possible Use:</b>			
<b>Livestock Permitted:</b>			

#### INTERIOR INFORMATION

<b>Interior:</b> Automatic Garage Door, Walk-In Closets, Window Coverings	<b>1st Level:</b> undefined1 - 3/4 Bath, Dining Area, Living Room, Kitchen
<b>Flooring:</b>	<b>2nd Level:</b>
<b>Appliances:</b> Dishwasher, Disposal, Dryer, Microwave, Range, Refrigerator, Washer	<b>3rd Level:</b> 2 Bedrooms, 1 Full Bath, 1 - 3/4 Bath, Laundry Room
<b>Heating:</b> Furnace - Electric, Heat Pump	<b>Basement:</b> 1 Bedroom, Garage
<b>Cooling:</b> AC-Central	

#### EXTERIOR INFORMATION

<b>Exterior:</b> Cement Siding	<b>Roof:</b> Asphalt
<b>Site Improvements:</b>	<b>Garage:</b> 2 Attached
<b>Outbuildings:</b>	<b>View:</b> Southern Exposure

#### COMMUNITY INFORMATION

<b>HOA:</b> Condo & Subdivision	<b>HOA Amount:</b> \$265.00	<b>HOA Pay Period:</b> Monthly
<b>Community:</b>		<b>HOA Includes:</b> Exterior Maintenance, Insurance, Lawn Care, Snow Removal, Water and/or Sewer