Lot 2 Hwy 37, Libby, MT 59923

MLS #21712942

Beautiful 3.17 wooded acres situated along the Kootenai River off Hwy 37. Lot is level and septic approved. Power and phone are available. Only 6.5 miles from Libby.

Reports

Property Type	Land	Listing Office	Libby Troy Realty

Contract Data

Property Sub-Type	Waterfront Access	Listing Date	05/12/2015
Status	Active	Contingent	No
List Price	215,000	Agent Owned	No
REO/Bank Owned	No	Short Sale	No

General Property Description

Lot Size Estimate	3.1-4.9	Lot Acres	3.17
Lot SqFt	138,085	Waterfront	Navigable
Waterfront Name	Kootenai	Waterfront Footage	346
HOA	None	HOA Dues Amount	None

Legal and Taxes

Covenant	Yes	Zoning	residential
Taxes	678.03	Tax Year	2016
Subdivision	Schrade	Assessor Number	0000015176
Legal	Schrade Subdivision Lot 2, S32, T31 N, R30W	School District	District No. 4

Location

County	Lincoln	City Limits	No
Directions	At the intersection of Highway 2 and Highway 37, turn North on to Highway 37 drive about 6.7 miles, property is on the right.	Geocode	56428432402050000

Details

Terms Of Sale:	Cash; Conventional; Owner Financing	**Road Surface:**	Blacktop/Asphalt
Documents On File:	Covenants; Plat Map/Survey	**Road Frontage:**	County Road
Trees:	Heavily Wooded	**Possession:**	Closing
Terrain:	Level	**Sign:**	Sign On Property
Views:	Mountains; River/Stream/Creek		
Restrictions/Easment:	Animal Restrictions		

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lot2.3

lot2.4

River & Trees

3b

3b2

3b3

3b4