

517 Moose Crossing Trl • Columbia Falls, Montana

Features

- Oak plank flooring throughout home
- Incredible great room with vaulted ceilings with cedar 1 x 4 circular-sawn wood ceiling
- Custom built Amish kitchen and bathroom cabinets
- Kitchen features soft close doors and cabinets, pull out drawers and pantry
- Jenn-Air appliances, gas range and electric stove
- Custom concrete counters throughout home
- Handcrafted closets with built-in and woodworking trim throughout home
- Custom tile shower in master bathroom
- Outside siding is 2 x 10 circular firch/larch circular-sawn wood
- Garage is 1,088 sq ft, fully insulated with 2 stalls and 255 feet of amazing storage space
- Property borders HOA open space adjoining Cedar Creek
- Heat pump system with propane back up
- Access to miles of Flathead National Forest right across the street
- Private access to the Cedar Flats Trail walking and hiking trails
- Snowmobile, ATV, hike, ski and snow shoe right from your back door
- Onsite huckleberry picking
- Private treed neighborhood, no public access
- Within 3 miles of downtown Columbia Falls
- Building site was previously approved for 26 x 40 shop through HOA



Debbie Street 406-253-8639
Debbie@WranglerRealEstate.com

Licensed Real Estate Broker

Shelbi Wagner 406-471-0062
Shelbi@WranglerRealEstate.com

Licensed Real Estate Agent

www.WranglerRealEstate.com