

# BY OWNER

REALITY NETWORK®



**Price: \$799,000**

**Address: 110 Westhills Way, Hamilton**

### Property

**Covenants:** Researching

**Property Tax:** \$2,497.10 for 2020

**Land Size:** 1.22 Acres

**Garage / Parking:** Detached Garage/Shop

**Includes:** Underground Sprinklers And Drip System; Chicken Coop, Pond

**Road:** Paved County Road

**Drinking Water:** Private Well ( 53 ft, 10 gpm )

**Fencing:** Partial

**Legal:** Section 23 Township 06 North, Range 21 West,  
Acres 1.22, in E2SESW Index 60

### Residence

**Built:** 1968,2015

**Bedrooms:** 4

**Bathrooms:** 2.5

**Sq. Ft.:** 2920 ( Main: 1620, Above: 0, Below: 1300 )

**Heat:** Natrual Gas, Hot Water Baseboard

**Fireplace:** Gas Woodstove In Den

**Includes:** Range, Microwave Hood, Refrigerator, Washer, Dryer, Garage Door Openers Free-  
Standing Air-Conditioner, Chicken Coop

### Directions

- From Hamilton, Main Street To Ricketts
- At Hamilton Playhouse, Turn Left Onto Blodgett Camp Road
- Take First Right Onto Westhills Way
- First Driveway On Right

## WESTSIDE WORLD OF YOUR OWN!

- 1.22 Acre Parcel Surrounded By Larger Parcels
- Stunning Valley And Mountain Views
- Extensive Decking - Lots Of Room To Enjoy Outdoor Living
- Mature Landscaping With Pond
- Underground Sprinklers And Drip System
- Fully Finished Walkout Basement
- 4 Bedrooms, 2.5 Baths
- Very Private Location
- Huge Master Suite With Walk-In Shower And Deck/Hot Tub
- Very Well Maintained Home
- Paved Road Access

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**Office: (406) 363-1606**

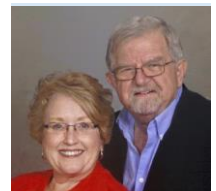
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Information is deemed to be correct but no guarantees are made by the real estate office, the agent, or the seller. All prospective buyers should perform their own independent investigation of all conditions related to a possible sale of this property.

