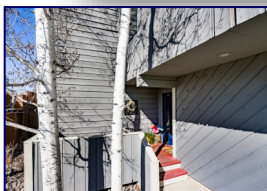


HOUSE FOR SALE

2560 Avalon Road | Billings | MT | 59102



This well cared for contemporary home has an open floor plan with lots of windows and vaulted ceilings. The main floor has a living room with a wood fireplace, vaulted ceiling, & patio door, a dining room, a kitchen with wood laminate floor, and laundry area. The master suite with an updated bath with granite counters & cork floor is on the upper level along with a half bath & loft. There are 2 bedrooms & a full bath in the lower daylight level. Updates include a High Efficiency furnace/AC in 2014, new interior paint, newer exterior paint, deck replaced in 2015, and 50 year Malarkey shingles in 2016. Ideal west-end location!

- Three-level contemporary
- 3 Bedrooms
- 2.5 Bathrooms
- 1,920 sq. ft.—Buyer to verify!
- Built in 1977
- Double Attached Garage
- 6,340 sq. ft. lot (0.15 Acre)
- MLS #281790



PATTI DUNDAS

Landmark Realtors

**1925 Grand Avenue,
Suite 144
Billings, MT 59102**

Phone: 406-248-3101
Mobile: 406-698-2366
Fax: 406-248-1633
E-mail:
Patti@MontanaProperty.com



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\$254,000

2560 AVALON ROAD



Main Level: 808 sq. ft.

- Living room ~ carpet, ceiling fan, vaulted ceiling, wood fireplace, patio door
- Dining room ~ carpet
- Kitchen ~ wood laminate, stainless smooth top range, refrigerator, & dishwasher
- Utility area ~ closet

Upper Level: 432 sq. ft.

- Master ~ vaulted ceiling, carpet, bath—updated with granite counters & cork floors
- Loft ~ carpet
- Half bath

Lower Level: 680 sq. ft.

- Second & third bedrooms ~ carpet
- Full bath

Additional Features:

- Gas forced air heat / Central air—high efficiency furnace/AC in 2014
- Water / Sewer ~ public
- Double attached garage
- Deck—new in 2015 / 50 year Malarkey shingles in 2016
- New interior paint / Exterior paint & gutters in 2016
- Lot size ~ 6,340 sq. ft. (0.15 Acres) ~ fenced backyard, underground sprinkling
- Taxes ~ \$2,128
- Schools ~ Arrowhead, Ben Steele, West
- Subdivision ~ Swartz-McGeorge

