



LANDMARK
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HOUSE FOR SALE

45 30th Street W | Billings | MT | 59102



This ranch-style home has a lot to offer! There are 3 bedrooms on the main floor and 3 other rooms (non-egress) in the basement that were used as bedrooms. Master on the main floor has a bath. The full basement has a family room with a fireplace and there is a wood fireplace in the living room. Extras include a double attached garage, gas forced air heat, central air, and the 8,524 sq. ft. corner lot has a fenced backyard, underground sprinkling, and a covered patio.

- Ranch
- 3 Bedrooms
- 2.5 Bathrooms
- 2,368 sq. ft.—Buyer to verify!
- Built in 1966
- Double Attached Garage
- 8,524 sq. ft. lot (0.20 Acre)
- MLS #277760

COMMITMENT THAT DELIVERS!

Information herein deemed reliable, however, is not guaranteed. The sale offering is made subject to errors, omissions, change of price and prior sale and withdrawal without notice in accordance with the law. This property is offered without respect to race, color, creed, national origin or familial status.



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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\$182,200

45 30TH STREET WEST



Main Floor: 1,288 sq. ft.

- Living room ~ hardwood floor, wood fireplace
- Kitchen ~ eating area, vinyl, appliances
- Master ~ carpet, bath, ceiling fan
- Second bedroom ~ carpet, ceiling fan
- Third bedroom ~ hardwood floor
- Full bath



Basement: 1,080 sq. ft.

- Family room ~ fireplace
- 3 rooms ~ used as bedrooms (non-egress)
- Half bath
- Utility room



Additional Features:

- Gas forced air heat / Central air
- Water / Sewer ~ public
- Covered deck
- Lot size ~ 8,524 sq. ft. (0.207 Acres) ~ corner lot, underground sprinkling, fenced backyard
- Taxes ~ \$2,262
- Schools ~ Meadowlark, Will James, West
- Subdivision ~ Millice Park

