

1012 N. 31ST STREET
BILLINGS, MT 59101
\$425,000



THE PROPERTY

- ◆ Rancher
- ◆ Close to Pioneer Park
- ◆ Close to hospitals & colleges
- ◆ Move In Ready

PROPERTY FEATURES

- ◆ Year Built: 1910
- ◆ 2,060 sq ft
- ◆ 3 Bedroom/2 Bath
- ◆ 1080 sq. ft Oversized Garage
- ◆ 7,000 sq. ft./ .16 AC Lot
- ◆ Taxes: \$2,952/yr.
- ◆ Family room with Gas Fireplace
- ◆ Covered Patio
- ◆ Landscaped and Fenced
- ◆ Underground Sprinklers
- ◆ Highland, Lewis & Clark, Senior



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WONDERFUL NORTHWEST RANCHER!

- ◆ 3 Bedrooms (1 non-egress)
- ◆ 2 Bathrooms
- ◆ Spacious Family Room with Gas Fireplace
- ◆ Original Hardwood floors on the main level
- ◆ Utility Area With a Door to the Back Yard.
- ◆ Corner lot
- ◆ Large Covered Patio (hot tub not included)
- ◆ Gas Forced Air Heat & Central Air
- ◆ Fenced and Landscaped Lot with Underground Sprinklers.
- ◆ Fantastic Location 1 Block off Parkhill makes getting downtown or to the West-End fast and easy.

