



Canyon Ferry Mansion



**Bill Bahny
& Associates**

How The West is Sold!

Bill Bahny, Broker

2685 Airport Rd.

Helena, MT 59601

bbahny@mt.net

www.montana-ranches.com

In 1954, Canyon Ferry Reservoir was created, and this picturesque Colonial Revival Ranch House was moved to its present location on the old Bedford, Montana, town and mill site, along the famous "Warm Springs" Creek, discovered by Lewis & Clark. Warm Springs Creek flows along the entire eastern boundary of the property, maintains about a 53 degree year round temperature. This unique groomed, oasis like property overlooks Canyon Ferry Lake, with extraordinary views of Mount Baldy. The property is eligible for the National Historic Register!



The home was originally built by Andrew Braid (A.B.) Cook, owner and breeder of the world's largest and most celebrated purebred Hereford cattle herd of Grand Champions. This home is often referred to as the “Gatsby House of



Montana”, or the “ Marcus Daley Doll House”, due to its gay Roaring Twenties history and it’s Grand Party house history, including hidden Limousine parking and wine cellar access by car, entertaining prominent visitors as guests of the popular socialite Cook Family. The walk-out lower level has been remodeled into simple office, workshop, Maids Quarters, Playroom, Craft Area, Laundry Area, and left the Wine Cellar Room per original space. The property has a high grade water well and four Big Antique Mantels with Gas fireplace inserts.



Operating now as a viable business, the present owners want to retire and are offering this grand property as a residential property for a short time. Current contracts will be completed or renegotiated before closing, so a smooth



transfer of the current business can be arranged if desired as an attachment. The historic Canyon Ferry Mansion was originally built in 1914, near what is today known as Confederate Gulch, as a gift to perhaps

Montana's grandest Mail Order bride. This property is Broadwater County's premier historic site and a member of Montana Association of Museums.

Lovely window treatment and light fixtures remain. Loads of unique Antique furnishings can come as a package or purchased individually.





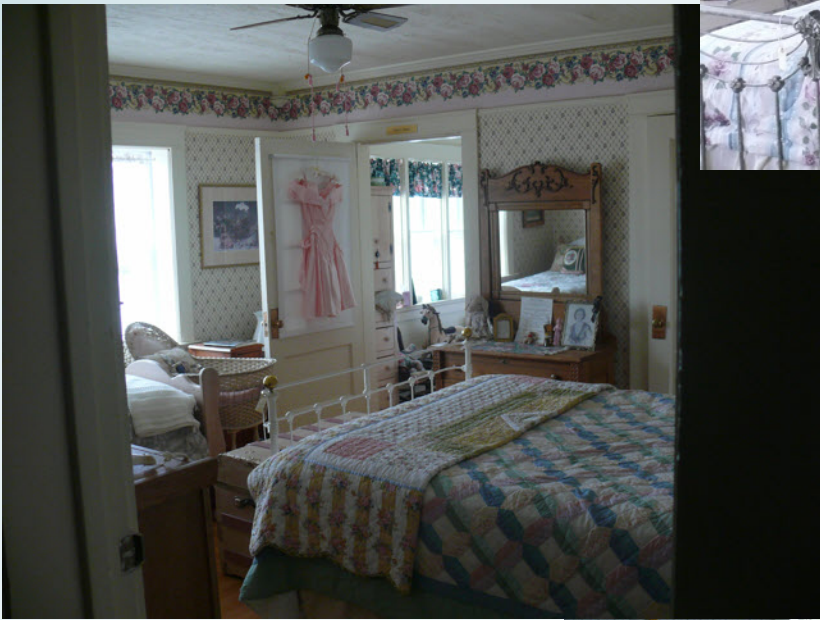
The Mansion, once the Bedford Inn from 1989, was purchased by the current owners in 1999, and restored to its original grandeur. It continues as a Bed n' Breakfast Inn with expanded services & spa. Later the old

Toston Church Circa 1920, was purchased and moved onto the property and restored to compliment the Bed n' Breakfast with a Wedding Chapel, Party Pavilion, 4 Guest Cabins, or potential retail outlets for Antiques, or Montana Gifts, etc. A large workshop



and plenty of storage make this a perfect location for a Contractor, Dog Breeder, or possible Green House operation assisted by the warm springs for natural heat.











**This is Montana's
only full service
Bridal Resort, but**



**the property is being offered for a limited
time as a high profile residential Property
with the business package optional. Owners will remove all furnish-
ings and equipment or finance a business package for you, including
training if you wish.**

**This very unique home and property is a wonderful opportunity for one interested in living in history, or operating a successful business enterprise. It would easily lend itself to a school, church camp, or up-scale assisted living with only minor changes. Book a tour today for your lifestyle dream. \$795,000
Call Bill for your personal tour.**

