

\$1,260,000

8631 BUFFALO CREEK ROAD CUSTER, MONTANA

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PROPERTY DETAILS

- 140+/- Acres of Land
- Multiple Fenced Pastures
- Extensive Water Rights
- Reliable Well System
- 3,576 Sq. Ft. Home
- 4 Bedrooms, 3 Bathrooms
- Open-Concept living areas
- Large kitchen with island
- Attached 2-Car Garage
- Pole-Frame Shop
- Calving Sheds
- Agricultural Outbuildings
- Hunting Region 590
- 50 minutes from Billings
- 2024 Taxes: \$2,268.14

COUNTRY HOME ON 140+/- ACRES

This stunning 140-acre property offers a rare opportunity to own a slice of Montana's natural beauty, bordered by over 1,800 acres of BLM land. With diverse land perfect for livestock and recreation, it features multiple pastures, solid fencing, and extensive water infrastructure. The charming 3,576 sq. ft. home, along with outbuildings such as a pole-frame shop and calving sheds, provide ample space for living and projects. Ideal for hunters, the land is abundant with wildlife, including mule deer, elk, and waterfowl. Just 50 minutes from Billings, this ranch offers the perfect blend of outdoor adventure and Western heritage.

A HUNTER'S PARADISE



This exceptional 140-acre property offers unparalleled opportunities for both agricultural use and hunting enthusiasts. The land is well-equipped for livestock operations, featuring multiple pastures, solid fencing, and extensive water infrastructure, ensuring a productive and sustainable ranching experience. In addition to its agricultural potential, the property is a hunter's paradise, with abundant wildlife including mule deer, elk, and waterfowl. The diverse terrain provides the perfect setting for outdoor recreation, making it an ideal location for both farming and world-class hunting. Whether you're looking to run a successful ranch or enjoy the thrill of hunting in a pristine natural environment, this property offers the perfect balance of productivity, beauty, and adventure.