A Property for Your Consideration . . .

Presented by:

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Nye	54 ELK PARK TRAIL	$ 435,000

Ref #: 253643

Bedrooms:	4	Acres:	0.470
Baths:	4 / 1	Lot SqFt:	20,412
Style:	2 Story	Subdivision:	Cathedral Mountain Ranch #2
Year Built:	1995 / Existing	Garage:	0 / None
Number of Levels:	3	Lot Description:	View, Trees, Slope, Interior
Tot SqFt:	3,522		

WoodFireplac, WDHookups, DeckPatio, ClubHouse

Other Structures:

Water/Domestic: Community

Total Fireplaces: 2 Type: Single Family

Luxury Mountain Home with unbelievable Mountain Views! 4-Bed 4.5-Bath Located in a Rural Gated community, Full-time Caretaker, Stocked Fishing Lakes, Private Nat Forest Access. All the advantages of owning large acreage without the costs or headaches!

Sold Date:

Sold Price:

Sold Price / SqFt:

MLS #: 253643

54 ELK PARK TRAIL

Nye **MT**

$435,000

Luxury Mountain Home with unbelievable Mountain Views! 4-Bed 4.5-Bath Located in a Rural Gated community, Full-time Caretaker, Stocked Fishing Lakes, Private Nat Forest Access. All the advantages of owning large acreage without the costs or headaches!

This Living Room is absolutely stunning with the River Rock Fireplace, Vaulted Ceiling, Floor to Ceiling Windows with Double French Doors, and Hardwood Floors!

This is why you have a place in the Mountains - for those Views!

The Deck Wraps Around the House with views in every direction. The decking is low-maintenance composite.

You can walk-out to the deck from the Kitchen which was recently upgraded.

Large Dining Area

ML#: 253643 **54 ELK PARK TRAIL** **Nye** **MT** **$435,000**

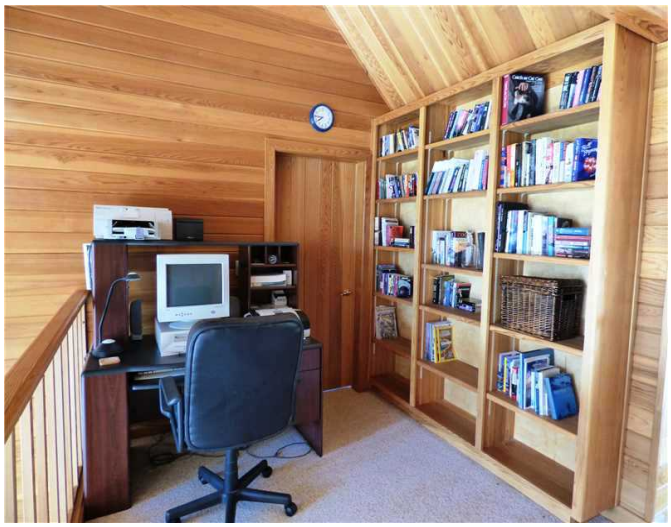
The Kitchen has an island with sink and breakfast bar.

The Main Level Bedroom has a walk-out onto the wrap around deck along with an en-suite Bathroom.

The wrap around deck is accessible from the main-level bedroom, living room and kitchen

The Rural Gated community has a Full-time Caretaker and Borders National Forest. Nye Montana is small rural community with great recreational opportunities - Big Horn Sheep wintering, Elk Migration corridor, Blue Ribbon Fly Fishing, Rafting, and Hiking!

The Loft overlooks the Living Room and offers the same great views.



The Loft is currently used for an office and library and overlooks the Living Room. At each end of the loft is a bedroom with full en-suite bathroom.

This is the first of two upstairs Bedrooms and has an en-suite full Bathroom.

This is the second upstairs Bedroom and it also has an en-suite Bathroom.

The lower level Family Room has French Doors to the a Covered Deck with those same great Mountain Views and a Wood Fireplace. This room can also be used as a Master Bedroom. It has an en-suite Bathroom.

The Bunkroom on the lower level is set up to sleep lots of people.

The mountains are so close!

This house has many special details like this custom chandelier located in the Foyer, but also enjoyed from the Loft.

This workshop is a great place to store fishing and hiking gear along with working on projects.

There is a separate Laundry Room in the lower level along with two other unfinished rooms that are great for storage.