

REALTY NORTHWEST

WWW.REALTY-NORTHWEST.COM | 1013 MAIN STREET | THOMPSON FALLS, MT 59873 | 406-827-9827

\$105,000

MLS #21803616

Nhn Swamp Creek Loop Road, Trout Creek, 59874



Additional Documents:

[Flyer](#)

Contact: Lisa Hampton at (406) 396-2527 or lisa@realty-northwest.com

Remarks: Gorgeous mix of trees and meadow with awesome mountain views! This property sits in a desirable recreational setting. Perfect for the outdoor enthusiast with NFS within view, Boat launch close by and the recreational town of Trout Creek just 5 minutes away. No Covenants. Twenty Odd and the Cabinet Mt. range can be viewed from the building site. Elk, Turkey and Deer frequent this property. Shared Well is already drilled. Call Lisa Hampton (406)396-2527 or your real estate professional for more information.

Status: Active

Acres (lot size): 20.00

Adjacent Owners: Private

Short Sale: No

Road Frontage: County Road

Directions: Hwy 200 West of Trout Creek. Go right on Swamp Creek rd. 1/2 mile, property on right.

State: Montana

Road Surface: Blacktop/Asphalt

Zoning: No

Documents on File: Plat Map/Survey,Well Log

Utilities: Telephone,Well Shared

Trees: Meadow/Tree Mix

Legal: Plat D, Sec32/T25N/R31W P.M.M. 20+- acres.

Views: Meadow,Mountains,Trees

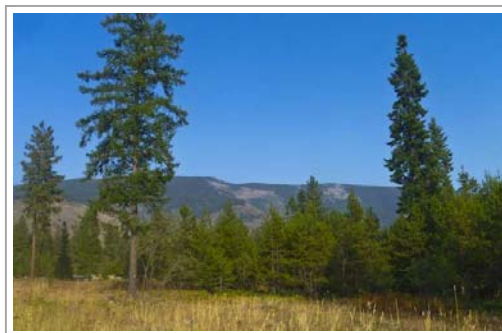
Fencing: Partial

Taxes: 84.84

Survey: yes

Pins Located: yes

Listing Agent: Lisa Hampton, **Listing Office:** Realty Northwest, 1013 Main St, P O Box 1805, Thompson Falls, MT 59873



The foregoing material was abstracted from the Montana Regional Multiple Listing Service and does not contain all of the information available at the source site. Please request further information when considering these properties. Properties listed by brokerage firms other than Realty Northwest are marked with MOR MLS Share. All information is deemed reliable but not guaranteed and should be independently verified. All properties are subject to prior sale, change, or withdrawal. Neither listing broker(s) nor Realty Northwest shall be responsible for any typographical errors, misinformation, misprints, and shall be held harmless. Information last updated 6am PST today.

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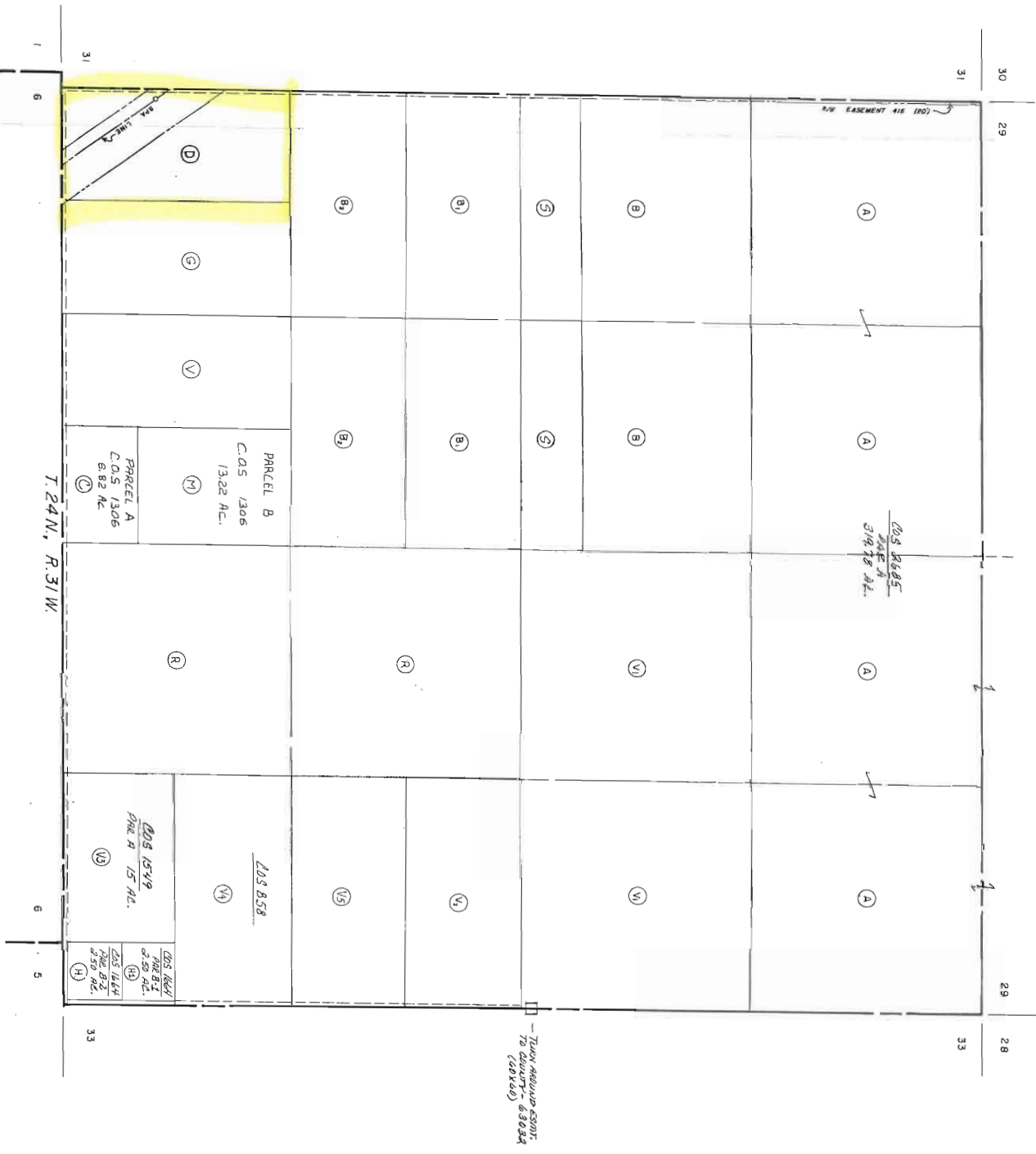
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SANDERS COUNTY TRACT BOOK

SECTION 32 TOWNSHIP 25 N., RANGE 31 W., P.M.M.



R/W EASEMENT 416 (190)

LOS 8685
PAGE A
3/19/78 AL.

PARCEL B
C.05 /306
13.22 AC.

PARCEL A
C.05 /306
6.82 AC.

LOS 858

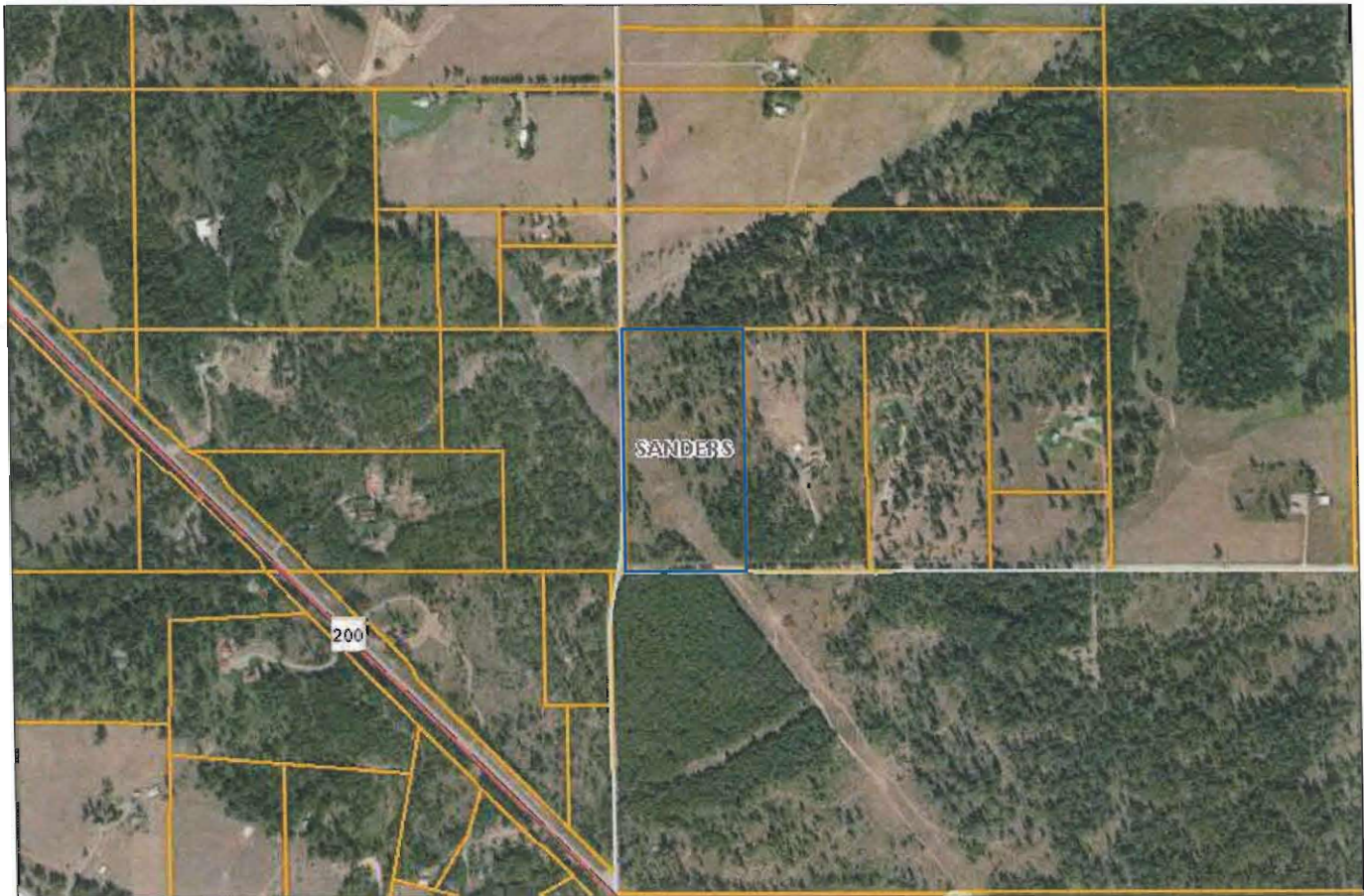
LOS 1579
PAGE A
15 AC.

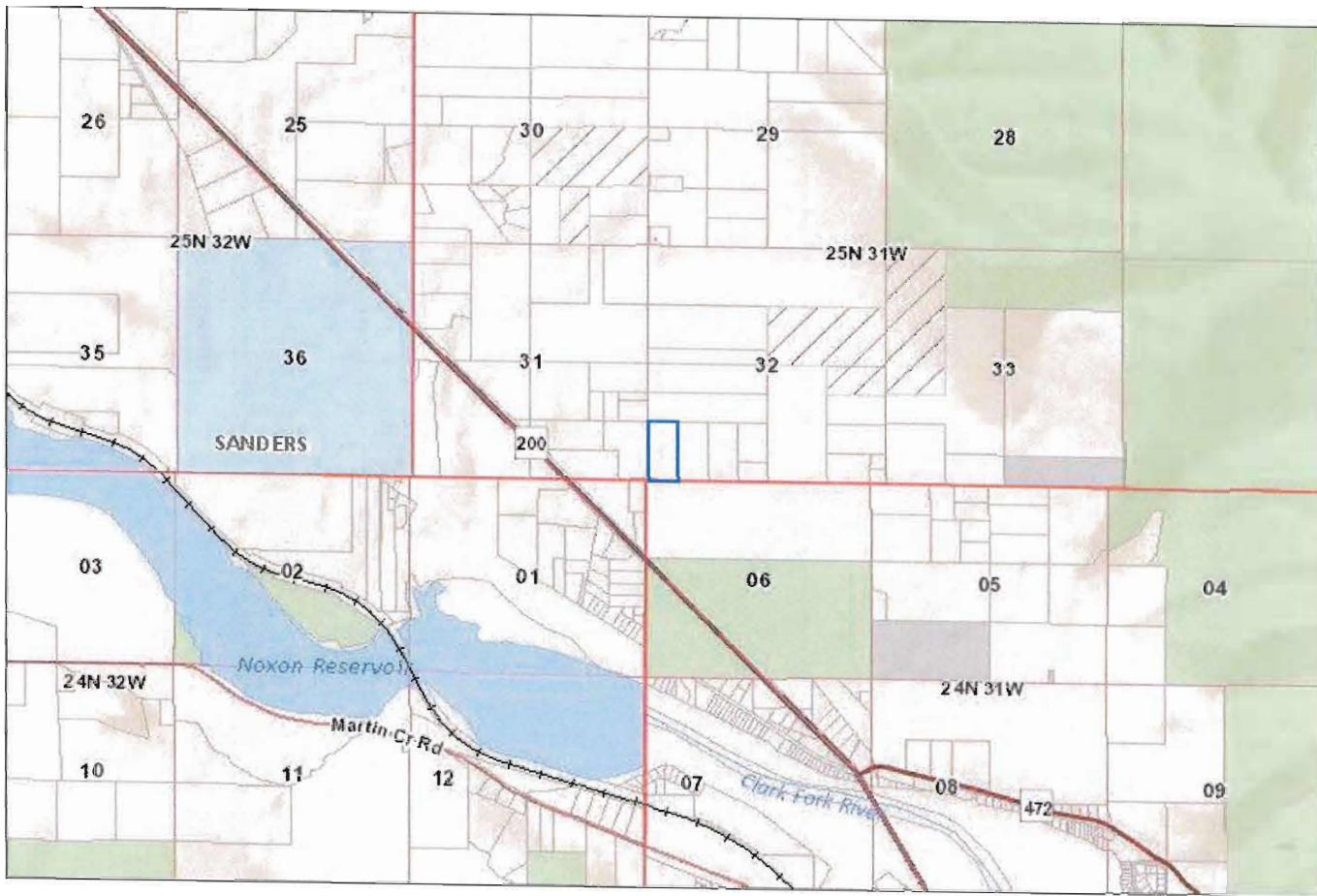
LOS 1644
PAGE A
15 AC.

- TRUCK GARAGE EASMENT
TO COUNTY # 30334
(487400)

T. 24 N., R. 31 W.

33





Plot this site on a topographic map

Montana Bureau of Mines and Geology
Ground-Water Information Center Site Report
VINSON TIMBER PRODUCTS

Location Information

GWIC Id: 104966	Source of Data: LOG
Location (TRS): 25N 31W 32 CCB	Latitude (dd): 47.8753
County (MT): SANDERS	Longitude (dd): -115.6278
DNRC Water Right: 89163	Geomethod: TRS-TWN
PWS Id:	Datum: NAD27
Block:	Altitude (feet):
Lot:	Certificate of Survey:
Addition:	Type of Site: WELL

Well Construction and Performance Data

Total Depth (ft): 250.00	How Drilled: CABLE
Static Water Level (ft):	Driller's Name: LEWIS
Pumping Water Level (ft): 195.00	Driller License: WWC453
Yield (gpm): 20.00	Completion Date (m/d/y): 8/18/1988
Test Type: BAILER	Special Conditions:
Test Duration: 4.00	Is Well Flowing?:
Drill Stem Setting (ft):	Shut-In Pressure:
Recovery Water Level (ft):	Geology/Aquifer: Not Reported
Recovery Time (hrs):	Well/Water Use: DOMESTIC
Well Notes:	

Hole Diameter Information

No Hole Diameter Records currently in GWIC.

Casing Information¹

From	To	Dia	Wall Thickness	Pressure Rating	Joint	Type
-2.0	250.0	6.0				STEEL

Completion Information¹

No Completion Records currently in GWIC.

Annular Seal Information

From	To	Description
0.0	0.0	BENTONITE

Lithology Information

From	To	Description
0.0	16.0	FINE TAN CLAY
16.0	115.0	FINE TAN CLAY AND GRAVEL
115.0	195.0	CLAY- GRAVEL AND BOULDERS
195.0	250.0	CLEAN GRAVEL AND WATER

¹ - All diameters reported are inside diameter of the casing.

These data represent the contents of the GWIC databases at the Montana Bureau of Mines and Geology at the time and date of the retrieval. The information is considered unpublished and is subject to correction and review on a daily basis. The Bureau warrants the accurate transmission of the data to the original end user. Retransmission of the data to other users is discouraged and the Bureau claims no responsibility if the material is retransmitted. Note: non-reported casing, completion, and lithologic records may exist in paper files at GWIC.