

# THISTLEDEW

LAND & RANCH BROKERAGE

406-962-3310 | Melinda@thistledewland.com | thistledewland.com

**158.5 Acres – Missouri River**

Wolf Point, MT 59201, USA | \$349,900.00



*...build your own legacy.*

# 158.5 Acres – Missouri River

- Premium riverfront parcel.
- Irrigated and sub-irrigated.
- Well with stock tank. Heated with propane.
- Power.
- Fenced.
- There is an old county road to this property.

Legal: S32, T27 N, R47 E, W2NW4 AND S31, T27 N, R47 E, LT 14, NE4SE4

Directions: Hwy 13, left onto 528 @ Harry's Club just south of the Missouri River Bridge. 8.4 miles and right onto road ... 2 miles to start of land ... call Broker to schedule appointment to look at land. Melinda @ 406-697-3524

**Acreage: 158**

**On Missouri River**

**Irrigated. Power. Well.**



***NOTICE: Offering is subject to errors, omissions, prior sale, change or withdrawal without notice, and approval of purchase by owner. Information regarding land classifications, acreages, carrying capacities, potential profits, etc., are intended only as general guidelines and have been provided by sources deemed reliable, but whose accuracy we cannot guarantee. Prospective buyers should verify all information to their satisfaction. Prospective buyers should be aware that the photographs include views of surrounding properties that are not for sale.***