



ELK CREEK RANCH

4,313.05 +/- Acres - Fergus County, MT

Elk Creek Ranch offers a quality wildlife rich property along with a well-established ranching operation. An abundance of water plus a good mix of timber and grass are but a few of the many attributes you will notice as you travel across the ranch.

Water:

Water is abundant with many springs and live streams. Water wells and improved springs provide ample water for the various pastures and water line system with waterers throughout the ranch. Elk Creek and North Fork Yellow Water Creek are the two large notable streams. Complimenting these two large streams are various other creeks that traverse through the property.

Wildlife:

Wildlife includes elk, mule deer, whitetail deer, antelope, black bear, pheasant, upland game birds & turkey. Elk Creek Ranch is located in an area known for large area elk herds thus providing great opportunities for the elk enthusiast. Montana fishing is legendary and truly diverse. Whether fly fishing legendary waters, fishing the big waters of the Missouri river, or the many reservoirs there are unlimited opportunities that await the angler to remember for a lifetime.

Improvements:

Situated along Elk Creek is a seven bedroom, two story home with attached garage. From the house the astonishing view overlooks Elk Creek lush meadows up the timbered mountains. A well operating headquarters adjacent to the house boasts a large (16,000 +/- sq. ft.) barn with stalls and extensive working corrals.

Quality combination hunting & livestock mountain ranch

Land:

Elk Creek Ranch is a well-diversified operational ranch supporting big elevation changes, mountain timber, high meadow pastures, lower lush watered meadows, and live creeks. A high percentage of north facing slopes provide excellent grass growth.

Ranch Operations:

Good perimeter fences and well fenced pastures provide easy rotating of livestock as desired. Pastures are well watered with natural water features as well as livestock waterers. Grass is abundant from the lush creek bottom meadows up to the high mountain pastures. Situated on the north facing side of Button Butte Mountain provides excellent grass growth. Other areas of the ranch provide protected rim canyon pastures for wintering livestock. The large barn with stalls, equipment storage, and extensive working corrals provide an excellent headquarters to the ranching operation.

Location & Area Attractions:

- ◆ Only seven (7) miles from Grass Range, MT.
- ◆ Thirty-eight (38) miles from Lewistown, MT
www.enjoylewisstown.com
- ◆ Less than two hours drive from Billings Logan International Airport www.flybillings.com
- ◆ Ninety-eight miles from Billings, MT
www.visitbillings.com
- ◆ Ample snow skiing opportunities. <http://www.visitmt.com/places-to-go/ski-areas-and-resorts.html>
- ◆ Legendary fishing opportunities. www.bigskyfishing.com
- ◆ Montana has approximately 27,378,247 total public acres including most of the Rocky Mountains of Montana, designated wilderness areas, national forests, wild and scenic rivers, and other public areas that provide unlimited discovery opportunities. www.wildmontana.org





Large Area Elk Herds



Summary:

A ranch of such beauty and quality for both livestock and wildlife is truly unique. Adding in the abundance of water makes Elk Creek Ranch truly notable and respected. Being realistically priced for sale, this property can be viewed as both an economic asset as well as a key to all the benefits and enjoyment that ownership can provide.

Price:

\$1,600 per acre, the total being \$6,900,880

Video:

To view the Elk Creek Ranch video select the following link: [Elk Creek Ranch Video](#)

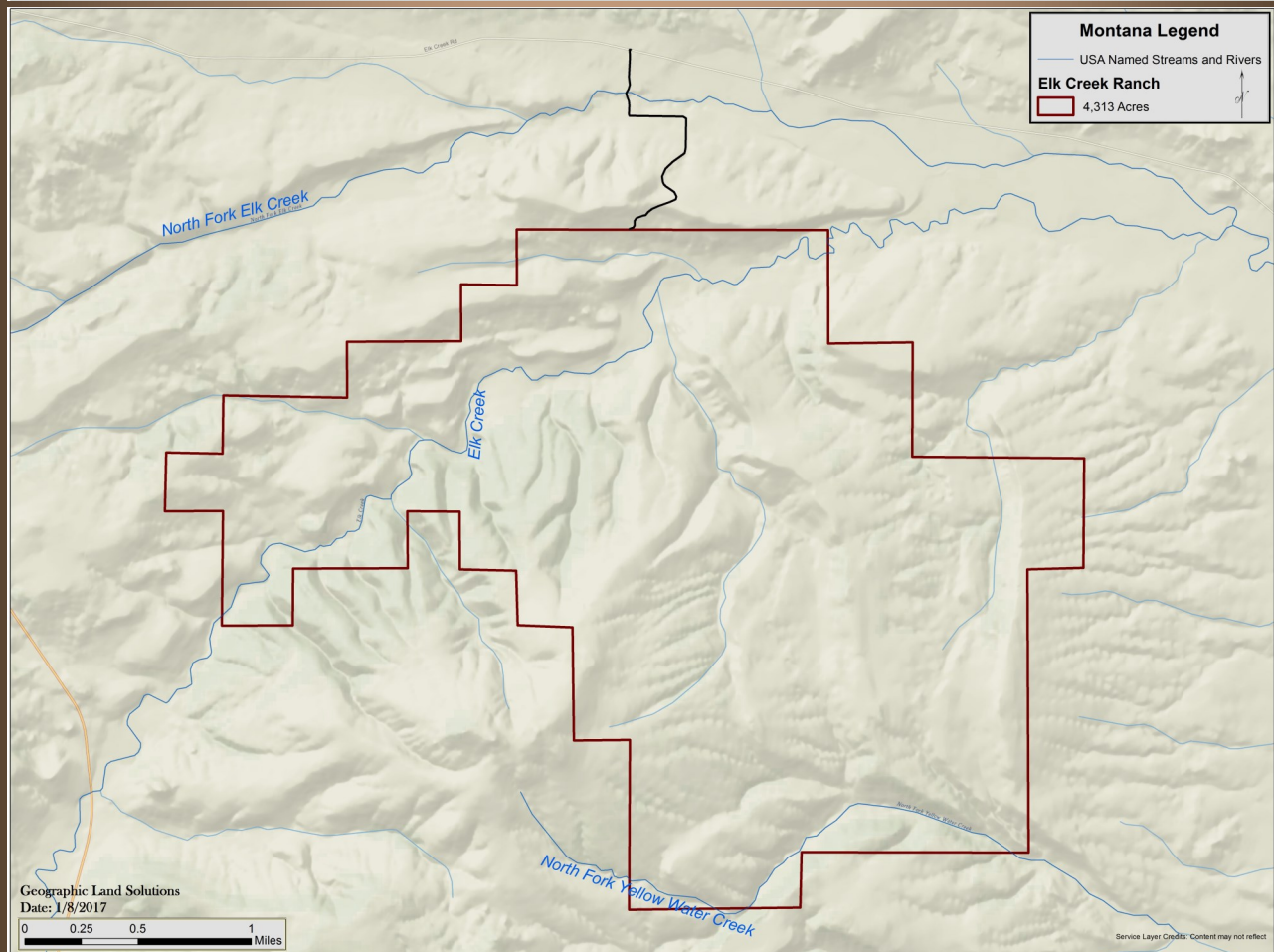
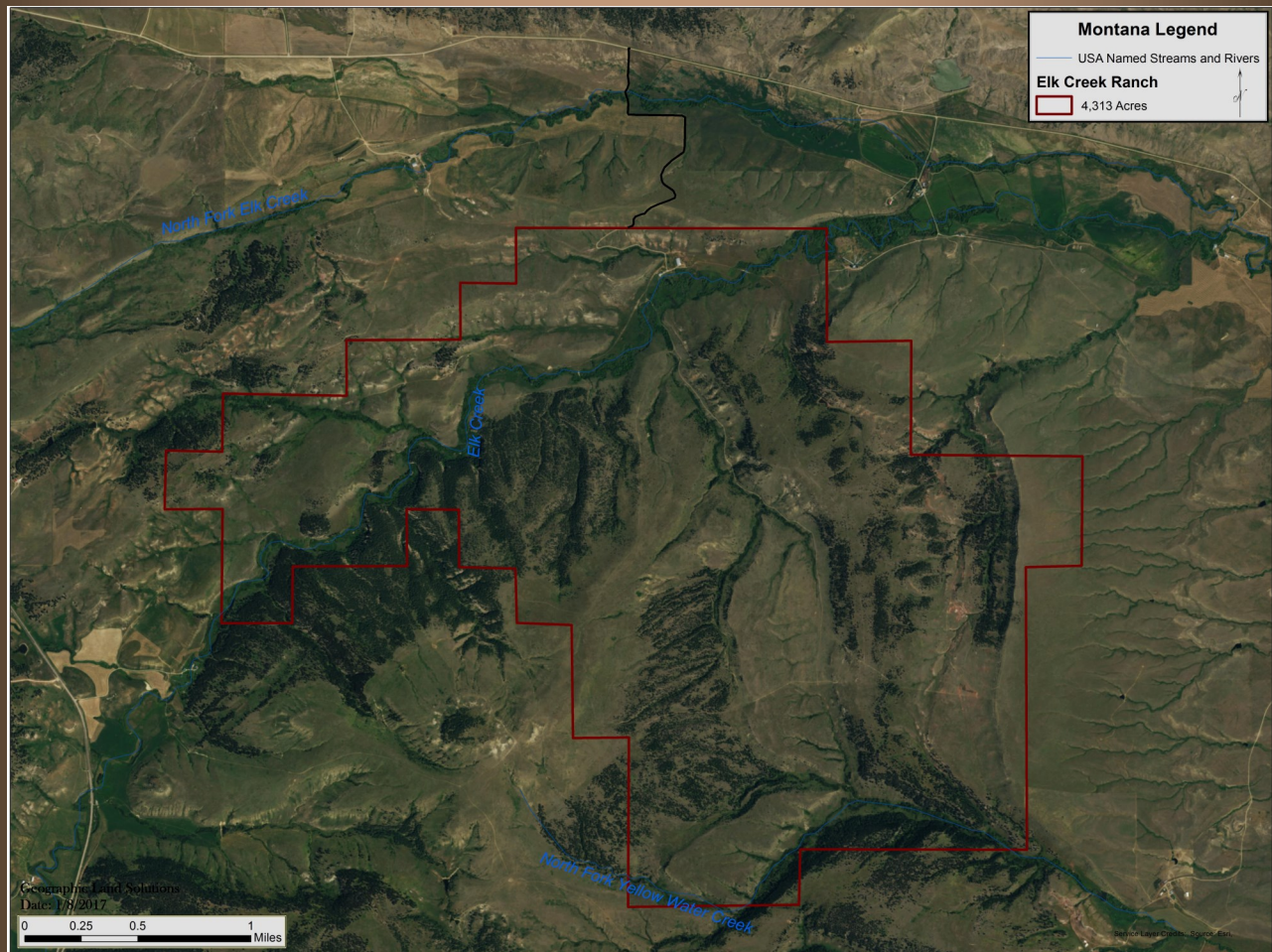
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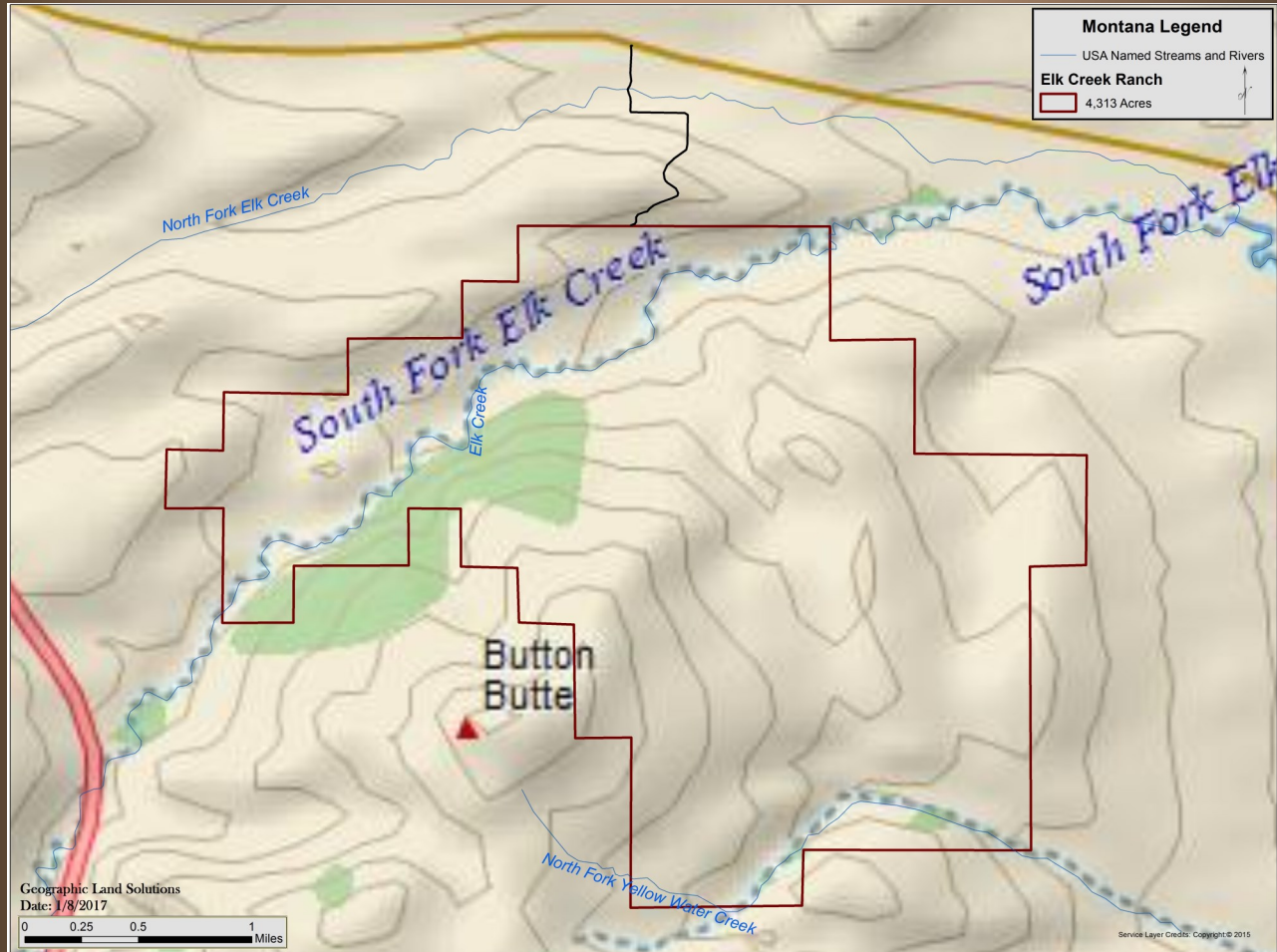
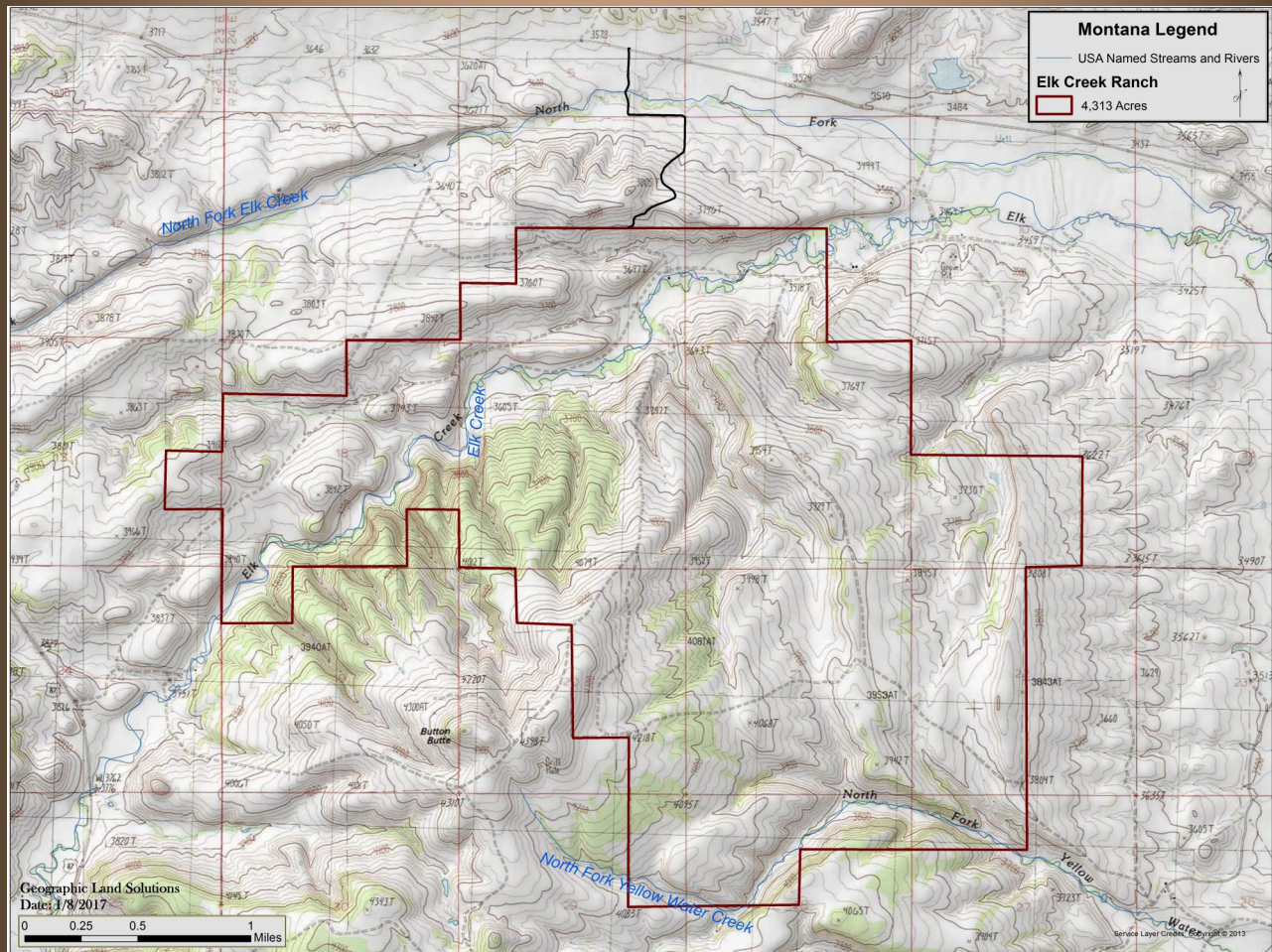
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