

CORDER

AND ASSOCIATES, LLC



Magical Mill Creek Cabin

34 Outlaw Trail, Anaconda, MT 59711

Offered at \$685,000



Presented Exclusively by

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Property Information

Lot Size: 20.1 deeded acres

Taxes: \$1,924.17 (2024)

Legal: ASPEN HILLS, S23, T04 N, R11 W, LOT 57, ACRES 20.1, 87D

Year Built: 1993

Bed/Bath: 2 Bed/1 Bath

Square Footage: 1,300

HVAC: Electric and propane furnaces; Woodstove

Water/Sewer: Well 240 ft. deep @ 3 gpm; 150 gal. Cistern; Septic

Appliances/Personal Property Included: Refrigerator, freezer, electric stove, microwave, woodstove, washer & dryer

Special Enhancements/Extras: Knotty pine ceilings; Fencing

Garage: 2 stall detached with insulated storage section

Covenants/HOAs: Yes; No HOAs

Outbuildings: Storage shed; Greenhouse; Dog kennel; 300 sq ft. guest house

Elevation: 5,900 ft.

Hunting District: 214

Water Frontage: 700 ft. Mill Creek frontage



*Experience this
property virtually!*



Executive Summary

Embodying the essence of coziness and warmth, this property located near Anaconda, Montana, boasts ideal features: waterfront access, abundant recreational opportunities, privacy, and stunning views. Spanning 20.1 acres, the main cabin includes two bedrooms and one bathroom, complete with a woodstove to keep warm during chilly Montana evenings. The meticulously maintained property also features a guest house, greenhouse, workshop, dog kennel, and shed. A balcony extending from the loft area offers a perfect space for reading, relaxation, and enjoying the breathtaking surroundings. With charming knotty pine accents, both the cabin and guest house provide an authentic Montana experience, with hunting, fishing, skiing, hiking, and more just moments away. With seven hundred feet of Mill Creek frontage, the property attracts wildlife, ensuring the area remains pristine and lush. Begin your Montana dream here!



Local Area

Anaconda, Montana has a solid industrial history that combines with the wilderness that surrounds it. Immigrants traveled here to follow the American dream as the Anaconda Copper Mining Company settled in as the world's top copper producer just as electricity came into common use. The town is situated amongst the mountains and forests of the Deer Lodge National Forest. Since the smelter stack shut down in 1980, the town has survived presently because of the many tourist attractions and the recreational attributes that surround it.



Area Attractions

Fairmont Hot Springs Resort

Fairmont Hot Springs Resort is one of the most complete resort destinations in Montana. The resort has an indoor and outdoor pool complete with a 350-foot waterslide! The pools contain minerals that are considered to be healing and therapeutic. The resort also boasts its own 18-hole golf course.

Golf

The Old Works Golf Course provides world-class golfing on a course designed by the famous golf legend Jack Nicklaus!

Georgetown Lake

Georgetown Lake gives a beautiful backdrop for boating, fishing, floating, and camping. Catch Kokanee Salmon here and ice fish during the winter!



Anaconda-Pintler Wilderness

Hike, camp, fish, mountain bike, and view wildlife such as bighorn sheep, moose, elk, deer, raptors, black bear, grizzly bears, and wolves.

Winter Recreation

Ski at Discovery Ski area only 14 miles west of Anaconda. Enjoy cross-country skiing at the Mount Haggin Nordic Ski area which is only 15 miles south.

Fall Recreation

Hunters flock to the area in search of elk, white-tailed and mule deer, and other big game animals.

Lost Creek State Park

A gorgeous display of limestone cliffs with pink and white granite formations towering 1200 feet above the canyon's narrow floor describes this park. Check out the cascading falls and view bighorn sheep and mountain goats navigating the cliffs above.



Smoke Stack State Park

Learn about Anaconda's roots and the Old Anaconda Copper Company Smelter Stack, one of the world's tallest free-standing brick structures at 585 feet in comparison with the Washington Monument standing at only 535 feet tall.

