

NEW LISTING!

OPEN

1034 Avenue F

\$415,000 **Open 1-3**

- Midtown, updated rancher is ready to be home for the holidays!
- Five bedrooms (1 non-egress), 2 baths. Two large living rooms.
- Kitchen w/granite counters. Refinished hardwood floors!
- Two-car heated garage w/workshop space. Large patio w/firepit.

Listed By: Team Hanel 697-0678
Hosted By: Jeff Watson 672-2515

NEW LISTING!

OPEN

1616 Island View Dr

\$639,500 **Open 11-1**

- 5 bed, 3.5 bath home in desirable Josephine Crossing community.
- Open concept living w/ gas fp. Upgraded kitchen w/ island & pantry.
- Primary suite w/ soaking tub, walk-in closet, & laundry access..
- Finished basement w/ living area, wet bar, full bath, & fifth bed.
- Enjoy a fenced yard, patio, and 3-car garage. Come take a look!

Catie Hanser Gragert 697-4321

OPEN

2541 Kaley Ln

\$484,000 **Open 1:30-3:30**

- Thoughtful Design & Quality Build! Rancher with Pella windows, tall ceilings/doors, and abundant natural light. Ready Summer 2025!
- Chef-Ready Kitchen: Gas range, OS island, & generous pantry.
- Spacious Primary Suite w/relaxing layout makes the perfect retreat.
- Covered patio backing natural space—ideal for summer evenings.

Catie Hanser Gragert 697-4321

OPEN

4708 Twisted Pine Dr

\$385,000 **Open 1-3**

- New Townhomes on the west end on 48th and King.
- 1547 SF, 3 BDR, 2 Bath. Open floor plan, Quartz countertops.
- LVP flooring, Fireplace. 2 Car garage, covered back patio.
- Open House at Model Home 4724 Ravenwood Dr.

Listed By: Maya Burton 591-0106
Hosted By: Stetson Zumbrun 698-5534

OPEN

1329 Medinah Pl

\$849,000 **Open 1-3**

- New construction by Michael Christensen Homes in the Nines.
- This modern single level home features 4 Bedrooms, 2.5 Baths.
- 3 car oversized garage, the 3rd stall with 10' garage door.
- Large covered front porch and back patio with gas fireplace
- Home sits on half acre with views and privacy.

Maya Burton 591-0106

OPEN

1353 Tania Cir

\$549,500 **Open 1-3**

- New construction by Michael Christensen Homes.
- Modern 2087 SF single lvl 3 Bdr, 2.5 Bath rancher w/open concept.
- Cozy fireplace, large windows, spacious covered back patio.
- Oversized 3 car garage, the 3rd stall with 10' garage door.

Listed By: Maya Burton 591-0106
Hosted By: Amy Maggio 318-9620

NEW LISTING!

2620 Yellowstone Ave

\$339,900

- Meticulously maintained solid home in great neighborhood.
- 3 bedrooms on main level, 1 non-egress bedroom in lower level.
- 1.5 baths on main level. Unfinished framed in lower level.
- Fully fenced w/well for UGS. OVSD 2 car garage w/workshop space.
- Large concrete area for RV parking. Security lighting in alley.

Cheryl Gross 698-7423

NEW LISTING!

1815 Stony Meadow Ln

\$435,000

- Warm cottage charm meets modern living!
- Open floor plan, 3bd/2ba, neat and petite gem in vibrant area.
- One level with versatile upper loft bedroom or home office.
- 2-car garage, fenced yard, covered patio and porch.
- Steps from scenic trails and riverfront access.

Rhonda Grimm 661-7186

NEW LISTING!

1039 Vineyard Way

\$1,295,000

- Modern luxury offering open living space & beautiful finishes!
- Gourmet kitchen with quartz + large island. Covered patio.
- Luxurious primary suite with soaking tub & walk-in closet.
- Additional four bedrooms, 2.5 baths & 3-car heated garage.

Team Hanel
Korinne Rice | Tom & Robin Hanel | 697-0678

2213 Entrada Rd

\$475,000

- Bright open layout, vaulted ceilings & natural light.
- Island breakfast bar, pantry. Easy flow to dining & great room.
- Main-level living. 3 bed, 2 baths, laundry & 3-car garage.
- Cv patio, fenced yard & unfnsd lower lvl ready for your vision.

Beth Smith 861-9297

Studio/ADU

1028 Princeton Ave

\$475,000

- Isn't she lovely.....picture-perfect curb appeal!
- Timeless cottage vibes with modern updates.
- 4bdm/2 ba, beautiful park-like yard, can't miss this one!
- Detached newer built studio or ADU, 3rd bath.

Rhonda Grimm 661-7186

Bring Your Builder **Drive By Anytime**

20 Crow Child Trl-Absarokee

\$189,000

- Build your dream home or approved modular to these prime lots.
- Ideal for seasonal retreats/year-round living w/breathtaking views.
- 640 acres of state land, perfect for outdoor enthusiast!
- Fish and raft on the Rosebud or Stillwater waterways!

Dan Patterson 321-4182

New Price!

3419 Barley Cir

\$354,400

- Don't miss this opportunity to buy a very solid one owner home.
- 3 bedroom, 2 bath, 2 car garage. Fully fenced backs up to park.
- Newer windows, all new flooring, and freshly painted.
- Family room with pellet stove. Ceiling fans.

Cheryl Gross 698-7423

Hard Work Done! **Drive By Anytime**

545 Pike Crt

\$150,000

- 1.9-acre corner lot in Pike Sub. off 80th St W.
- Foundation, septic, cistern, gas & power in place.
- Metal pipe fence along the boundary.
- Verified solid foundation (per Dynamic Analysis report).
- Bring your own builder or build your own.

Dan Patterson 321-4182

4022 Laredo Pl

\$560,000

- Motivated! Welcoming home perched at the foot of Billings rims.
- Amazing NW location offers stunning, scenic backdrop and privacy.
- Two fireplaces, walk-out lower level with room to expand.
- Enclosed all season sunroom would make great studio!
- Natural beauty and function inside and out!

Rhonda Grimm 661-7186

9784 Winter Wheat Way-Broadview

\$380,000 **New Construction!**

- Newly completed 3bd/2ba home on 1+ acre, wide open views!
- Affordable country living, just outside Billings.
- Room for shops, toys and elbow room to spare.
- Oversized 2-car garage, maintenance free exterior.
- Near completion, move-in just in time for the holidays.

Rhonda Grimm 661-7186

Contemporary Vintage!

1116 8th St W

\$730,000

- Must see to appreciate the timeless style of this hidden treasure!
- 4 beds, 2.5 baths, strategically planned layout w/light filled spaces.
- Fully fenced .79 AC of nature, art, & historic interest-in the middle of town! There's enough room for everyone and their activities!

Karen Frank 698-0152

Creekside!

235 Upper Red Lodge Creek

\$2,995,000

- 4 beds, 4 bath (3 en-suites), chef's kitchen w/quartz counters.
- 2 fireplaces, on West Red Lodge Creek, master w/sauna + views
- Hiking trails start at your doorstep, state land nearby, versatile outbuilding w/extra space, a loft bedroom, and 4-car parking.
- Private, end-of-road retreat minutes from Red Lodge!

Suzie Countway 671-1595

Waterfowl Wonderful **Drive By!**

490 Ten Bear Ln-Hardin

\$179,000

- 9 +/- acres featuring a private fishing hole, waterfowl pond, and electric to the duck blind.
- Exclusive Big Horn River deeded landowner access for world-class trout fishing& a drift boat launch site.
- Ideal location for a getaway close to utilities and only 50 miles from Billings, perfect for building a cabin or year-round home.

Dan Patterson 321-4182

Thankful Giving

We are collecting diapers and coats
this year to donate to local nonprofits!

Want to participate?

Drop off your coats and diapers at any 3 of our offices!

