100's OF PROPERTIES TO CHOOSE FROM

Beartooth Valley Ranch 947-13

$72,500

Wildlife in this area includes mule deer, antelope, elk and higher up there are bear, moose, and occasionally grizzlies and wolves. Beartooth Valley Ranch has many recreational opportunities nearby. From skiing at Red Lodge to fishing on the Clarks Fork of the Yellowstone River. This is a super location for the outdoor enthusiast. There are few areas in Montana where you can own land that borders national forest and still have year round living. Commercial airport and good medical facilities in Billings, MT, about an hour away. Cody, WY also has commercial air service and is 45 miles to the south. On the western boundary of COS-947 the Custer National Forest extends to the Beartooth Wilderness area is in excess of 900,000 acres, and extends 50 miles to border Yellowstone National Park!

Pine Mountain 4-1:2

$79,900 O.A.C.

40.65 acres with trees, a creek & a quarter of a mile from power. This property is rugged, with rimrocks and coulees, but it offers lots of privacy and seclusion. If you go to the top of the ridge you have views to the west of the Laramie Mountains, but much of the property is sheltered in its own valley. It is 30 miles west of Casper, just a half mile west of the county road. It would be within commuting distance to Casper, Wyoming (pop 55,000). Seller financing OAC with only 10% down!

River Bend 55

Owner financing $34,500 O.A.C.

This is the most remote property we offer. This county and the adjoining county are about 100 to 200 miles in size with a total population of around 3,000 people! Most of the land in this area is owned by the Federal Government which means you can hunt on it. Wildlife is abundant here due to light population of people. Plenty of mule deer, white tail deer, elk, antelope, pheasants, ducks, and geese. The CM Russell Wild Life Area is about 25 miles north. What a paradise for sportsmen! This property was burned by wildfire in the summer of 2017... Mother Nature's recycling program!

Cedar Canyon 6

$39,500 owner financing O.A.C.

These properties offer tremendous hunting, scattered tree cover, and views for miles making for an affordable hunting headquarters, or multiple hunting properties. Turkeys, deer, and antelope are all in the area. There is a large block of State Land in the Hat Creek Breaks area located southeast of this property. Adjoining acreage available!

Sarpy Creek 27

$219,000 Owner Financing O.A.C.

It is rare that you can travel a paved road to a ranch with so much game. The whole ranch is 10,000 acres! Interstate 94 is only 10 miles north yet it feels like going back in time 100 years. Some of the sandstone outcroppings have been carved on by old time cowboys and homesteaders as the Texas cattle hers came through this area. Custer even caped near here on his way to the Battle of the Little Bighorn. Truly a beautiful ranch!

Western Heartland 134

$69,500 Owner Financing O.A.C.

This is Yellowstone Country! Cody is what America was, a place where the cowboy culture thrives and where the new west begins. The vistas are spectacular, the land is wild, the people are genuinely friendly and the opportunities for outdoor adventure, recreation, education and entertainment are as large and varied as the Wyoming skies. These properties feature unparalleled views of the Beartooth Mountain Range, and endless recreational opportunity. There is no state income tax in Wyoming!

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