

## Cross Property Customer Synopsis

## 408376 403 N 18th AVE, Bozeman, MT 59715



Type:	Single Family	Status:	Active
County:	Gallatin	Asking Price:	\$689,000
Subd/Complex:	Grafs 1st Addition	Year Built:	1967
Area:	1NE - Boz N of Main/E of 19th	Days On Market:	0
Bedrooms:	4	CDOM:	234
# Full Baths:	2	Price/Sq Ft:	\$248.92
# 3/4 Baths:		Total Sq Ft:	2,768
# 1/2 Baths:	1	1st Level Sq Ft:	1,384
Style:	Ranch	2nd Level Sq Ft:	
Levels:	Single Floor with Basement	3rd Level Sq Ft:	
Garage:	1 Attached	Abv Grade Sq Ft:	1,384
Basement Sq Ft:	1,384	Garage SF:	
		Garage SF Source:	
		Unfinished SF:	
		Loc of Unfin SF:	

4 bedroom, 2.5 bath home in northeast Bozeman. 403 N 18th Ave is centrally located for easy access to downtown shops, restaurants, schools, and Montana State University as well as the larger grocery stores, shopping and amenities the newer west Bozeman commercial areas have to offer. With over 2700sf of living space, there is no shortage of room for family, friends, roommates and privacy. The large partially finished basement offers room to add more of what you need under one roof! The main floor features a large living/ dining area as well as an "eat in" kitchen, 3 bedrooms and 1.5 baths. The lower level has a large open family/ bonus area with a pool table, 1 bedroom, 3/4 bath, egress windows, laundry room, mechanical and multiple unfinished storage rooms. Out front you will find the driveway, garage and established trees and landscaping. The rear yard has a wonderful canopy of trees, concrete patio, wood privacy fence and additional off street parking spaces. Check it out today!

## LAND, SITE AND TAX INFORMATION

Ownership: Full	New Construction: No	Tax Year: 2025	Apx Tax Amt: \$3,946
SID/RID:	Condo Name:	Builder/Architect:	Flood Plain:
Parcel Tax ID#: <a href="#">RGG5479</a>		Modular Construction: No	Public Land Nearby:
Additional Parcel Tax IDs		Certified Green Bldg:	Public Land On/Tch:
Road Access: Paved			Water Amenity On/Tch:
Possible Use:			Water Amenity Nearby:
Livestock Permitted:	Lot Size: 8,800 - SqFt	Zoning: R2 - Residential Two-Household Medium Density	

## INTERIOR INFORMATION

Interior:	1st Level: undefined3 Bedrooms, 1 Full Bath, 1 Half Bath, Dining Area, Living Room, Kitchen
Flooring:	2nd Level:
Appliances:	3rd Level:
Washer	
Heating:	Basement: 1 Bedroom, 1 - 3/4 Bath, Extra Room, Family Room, Laundry Room, Egress Windows
Cooling:	

## EXTERIOR INFORMATION

Exterior: Hardboard	Roof: Asphalt, Shingle
Site Improvements: Concrete Driveway, Lawn, Partial Fencing, Wood Picket	Garage: 1 Attached
Outbuildings:	View:

## COMMUNITY INFORMATION

HOA: Community:	HOA Amount:	HOA Pay Period:
		HOA Includes:

Information deemed reliable but not guaranteed.

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