

DELGER
— REAL ESTATE —

BOZEMAN MONTANA



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BROKER / OWNER
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THIS BROCHURE PROVIDED BY CRAIG DELGER - LUXURY REAL ESTATE EXPERT

Powered by Data, Technology, and Local Expertise



75 Vera Court, Bozeman MT 59718

\$2,995,000

Acres: $\pm$ 1.002

MLS#: 402575

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DelgerRealEstate.com

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INTRODUCTION

Welcome to 75 Vera Court - a stunning custom home nestled at the end of a private, cul-de-sac surrounded by open space, in sought after GreenHills Ranch subdivision. Built in 2022, this 3900sf residence effortlessly blends modern mountain design with warmth, function and incredible indoor/outdoor flow. Enter through welcoming, double front glass doors to find yourself enveloped by a relaxed, luxurious aesthetic. Every need was thoughtfully addressed with a designer's flourish, from the White Oak floors to the textured paint, to the stone wood burning fireplace and iconic wood beams. A wall of windows greet you in the great room, opening to the stamped concrete patio with fire pit, lush lawn and vast open space and unobstructed views. The Chef will love the designer kitchen with commercial-grade Thermador appliances, custom cabinetry, oversized island, instant hot water, reverse osmosis system, and walk-in butlers pantry with hidden sliding pocket doors. Whether you're dining indoors at the 10ft table or outside on the wide, open-air patio, lasting memories are sure to be made. Spacious and vaulted, main level, primary wing with office, is the ideal retreat from the world. Enjoy wool carpeting, walls of windows, gas fireplace, spa-like bathroom with heated floors, huge glass enclosed shower with soaking tub, and access to the outdoor patio with sauna and cold plunge pool. On the opposite side of the home are 2 guest suites with private patio, laundry room and powder bath. Upstairs is a 930sf bonus family room. There are plans available to convert this space to 2 additional bedrooms and bath. Also available are APPROVED PLANS for a detached two-car garage and ADU. Home has AC, underground dog fence, and security system. Come experience one of the best, most peaceful subdivisions in Bozeman offering unlimited access to recreation and surrounded by 100's of acres of ranchland in conservation. Minutes to shopping, dining and downtown Bozeman. Make your appt today!



FEATURES

Type:	Residential
Sub Type:	Single Family
Acres:	± 1.002
View:	Farmland, Meadow, Mountains, SouthernExposure, TreesWoods
Listing Date:	2025-06-18
Listing Agent:	Taunya Fagan of Taunya Fagan RE @ Estate House

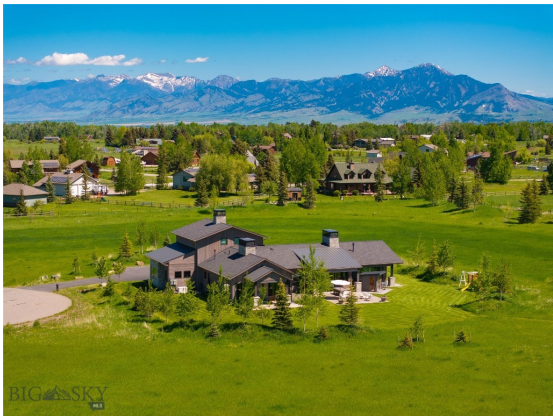
Style:	Contemporary, Custom
Year Built:	2021
Beds:	3
Baths:	4
Appliances:	Dryer, Dishwasher, Freezer, Disposal, Microwave, Range, Refrigerator, Washer
Heating/Cooling:	ForcedAir NaturalGas CentralAir, CeilingFans

LOCATION



Address: 75 Vera Court, Bozeman MT 59718

PHOTOS

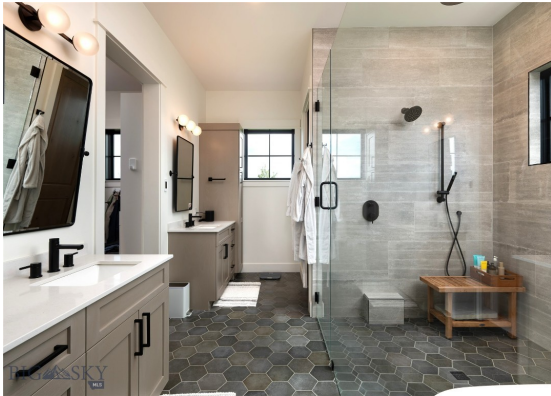


















BOZEMAN LIFESTYLE™



Bozeman lifestyle is considered one of the most appealing in the West. Bozeman is routinely ranked as one of the best places to live, best places to retire, best place to raise a kid, best place to visit, best ski town, and best college town. Big Sky Resort is also frequently recognized as one of the world's best ski resorts, most affordable ski resort, and best ski resort for families.

Bozeman is known for its friendly people, sense of community, excellent schools and quality of life. The town has a western charm and a relaxed attitude. The Bozeman Quality Of Life index rates very well due to access to Outdoor Recreation, Amusement, Culture, Education, Medical, Religion, Restaurants and Weather. Bozeman has the cultural amenities of a local symphony and ballet, an energetic downtown restaurant and art scene, and the vibrancy of a college community. Located 16 miles north of Bozeman in the Bridger Canyon area is Bridger Bowl, a home-grown, nonprofit community ski area operating since 1955. Big Sky Resort is less than an hour away and is also frequently recognized as one of the world's best ski resorts, most affordable ski resort, and best ski resort for families.

When it comes to outdoor recreation Bozeman is surrounded by 6 different mountain ranges, which offer vast winter and summer recreational opportunities.

A world class destination for fly fishing, Bozeman is home to the world's most famous Blue Ribbon fly fishing rivers, spring creeks and lakes on Earth. The Yellowstone, Madison, Gallatin, Jefferson, Beaverhead, and Missouri rivers are all nearby.

Bozeman has 60 miles of "Main Street To Mountains" trail system in town, surrounded by 6.9 million acres of public land.

GALLATIN COUNTY

Located in a sweeping valley in the heart of the Rocky Mountains, Gallatin County is the most populated and fastest growing county in scenic southwest Montana. Gallatin Valley has a rich history. Native Americans referred to this area as the "Valley of Flowers". The name seems appropriate because of the great variety of wild flowers found on the mountainsides as well as in the valley. Gallatin Valley derives its name from the Gallatin River, one of the forks of the Missouri river that rises in Yellowstone Park. The Gallatin river, Jefferson river, and Madison river all merge at the town of Three Forks to form the Missouri River. Lewis and Clark named the rivers on their famous expedition to this part of the world in 1805.



There are approximately 1,682,048 acres (2,500 square miles) in Gallatin County including over 16,500 acres in surface water. Approximately 800,000 acres in Gallatin County are owned by the public and managed by several local and national agencies including the Bureau of Land Management, U.S. Forest Service, National Park Service, Montana Fish Wildlife & Parks, Montana Department of Transportation, Department of Natural Resources & Conservation and various local governments. The U.S. Forest Service is the largest land holder in Gallatin

County, currently managing over 665,000 acres. In addition to the Forest Service, various state departments manage approximately 61,000 acres. The Bureau of Land Management holds just over 9,000 acres and an additional 1,600 acres belongs to local governments. On the southern edge of Gallatin County is Yellowstone National Park. Yellowstone National Park is one of the world's primary wildlife preserves and has the greatest concentration of geysers and hot springs in America. Yellowstone National Park is 2,219,789 acres in size (Larger than Rhode Island and Delaware combined). Over 97,600 acres of Yellowstone National Park is located within Gallatin County.

LUXURY REAL ESTATE EXPERT

Delger Real Estate sold over \$155 Million in Real Estate in 2016-2023. Recognized experts in Internet Marketing and Technology, Delger Real Estate are able to generate maximum exposure for their real estate listings. The result: according to ListHub, Delger Real Estate listings outperform 98% of the market. We encourage you to contact Craig to learn more about real estate in Bozeman and the surrounding areas.

*POWERED BY INTELLIGENT MARKETING, PROPRIETARY TECHNOLOGY, AND
LOCAL EXPERTISE*



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