



YELLOWSTONE CLUB

ANDESITE RIDGE | 75

208 Andesite Ridge Road



FOYER

- ANDESITE RIDGE 75 -

208 ANDESITE RIDGE ROAD

The Andesite Ridge neighborhood of the Yellowstone Club is much loved for its history and staying power. One of the original neighborhoods of the Club, this area has redefined mountain living, with elegant homes gracefully tucked into hillsides, private ski lifts, and meandering ski trails that wind through mature stands of lodgepole pine. Andesite Ridge is the perfect destination for any time of year: spring wildflower hikes, long summer evenings, crisp fall days spent fishing or mountain biking, and, of course, a winter on the famed slopes of Pioneer Mountain.

Andesite Ridge 75 sits on a gently-sloped, 2.5-acre parcel of land. This custom residence features 5 bedrooms and multiple gathering spaces across over 6,000 square feet of living space. With its classic styling and exquisite finishes, Andesite Ridge 75 will be a cherished destination for Rocky Mountain getaways of friends and family.

The home's vaulted ceiling spans the main level living spaces, creating a cohesive and united feel across the great room, dining room, and kitchen. The eastern wall of glass stretches the space, opening the home to views of the Gallatin Range and a wide expanse of Club property. The kitchen offers an updated take on the galley kitchen layout, with abundant counter space, a dual-height island, and custom cabinetry. The stacked-stone fireplace anchors the great room, drawing the eye upward to the lofted center ceiling beam. A broad glass door slides open to the covered porch, ideal for long, lingering summer eves. Two guest suites anchor opposite ends of the main level, each with full bath, thoughtful styling, and expansive windows to frame regional views.

Stairs off the garage lead up to the home's master suite. This 1,200 square foot suite is a dedicated retreat, with private sitting room, corner fireplace, huge his & hers closet, and expansive bathroom. A separate staircase off the home's main entryway leads down to the lower level, complete with two additional guest suites, billiards room, and welcoming rec room. One guest room features a lofted sleeping space in addition to the main sleeping area, making this space perfect for families with children, while the other guest suite is configured as a bunk room.

With added touches like a hallway office nook, customized ski room, and spacious hot tub, Andesite Ridge 75 is wonderfully appointed and ready to usher the next era of unforgettable Yellowstone Club experiences. With ski access right out the door, and abundant amenities a short drive down the hill, this custom residence is the perfect base for exploring all the Club has to offer.



ENTRANCE



GREAT ROOM



KITCHEN

- ANDESITE RIDGE 75 -

208 ANDESITE RIDGE ROAD

FEATURES

6,372 heated livable square footage

5 bedrooms

5 bathrooms + 1 powder room

Views of Pioneer Mountain, Gallatin Range

Two-car garage

Ski room with abundant storage

Private master suite on upper level

Billiards, rec room on lower level

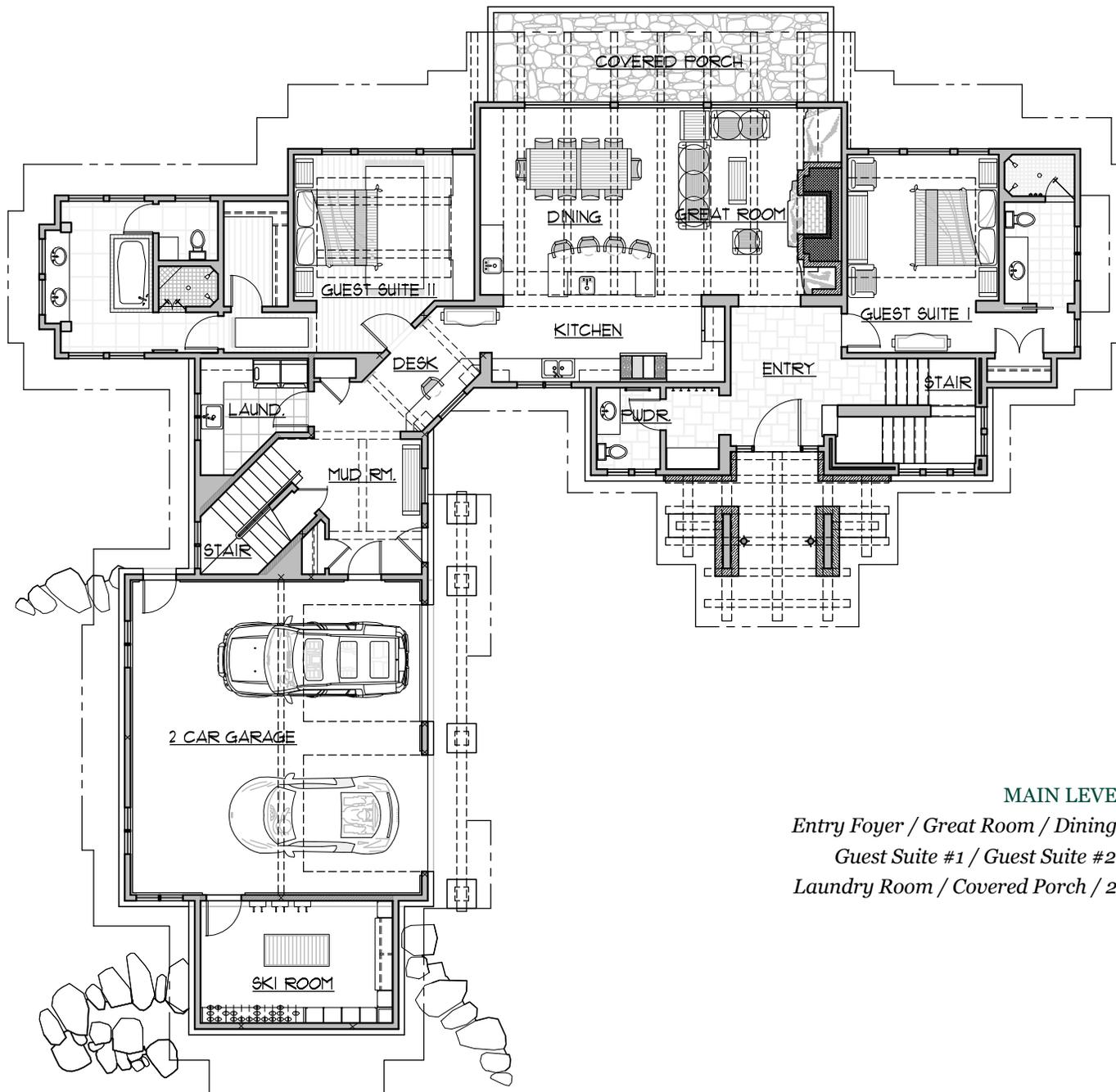
This residence is located within Yellowstone Club, a 15,200 acre private, gated community located in Big Sky, Montana. Yellowstone Club is the world's only private ski and golf community, encompassing thousands of acres of private skiing along with a championship golf course designed by Tom Weiskopf. Additionally, whether looking to savor spectacular mountain panoramas, explore the vast wilderness or enjoy high-quality amenities, Yellowstone Club offers everything from fly fishing, hiking and biking trails to fine dining and spa services. Professional SnowSports, golf and outdoor recreation programs, along with dedicated children's activities, round out the unique Montana experience that is Yellowstone Club.



OUTDOOR HOT TUB

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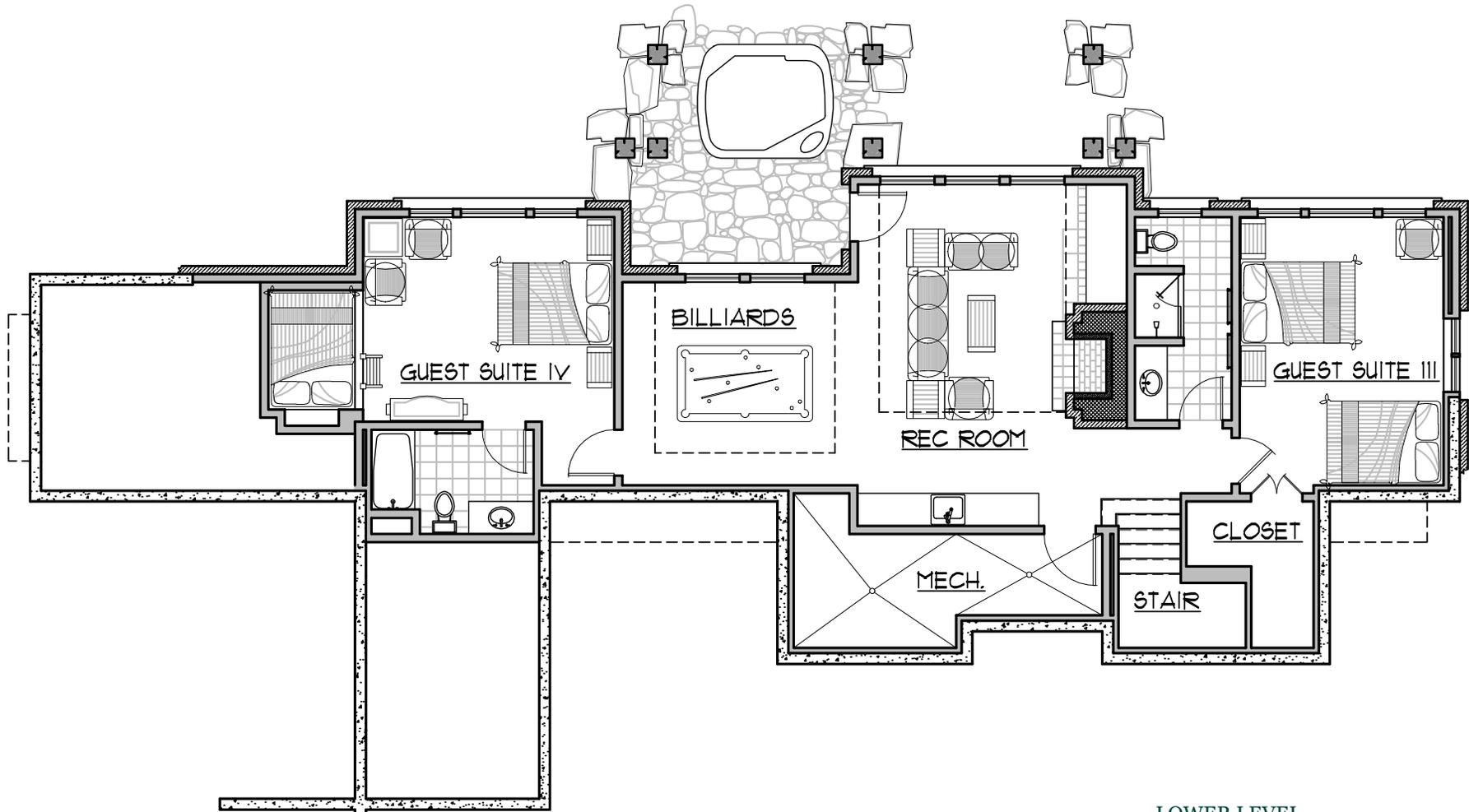


MAIN LEVEL

*Entry Foyer / Great Room / Dining / Kitchen Powder Room
Guest Suite #1 / Guest Suite #2 / Office / Mudroom
Laundry Room / Covered Porch / 2-Car Garage / Ski Room*

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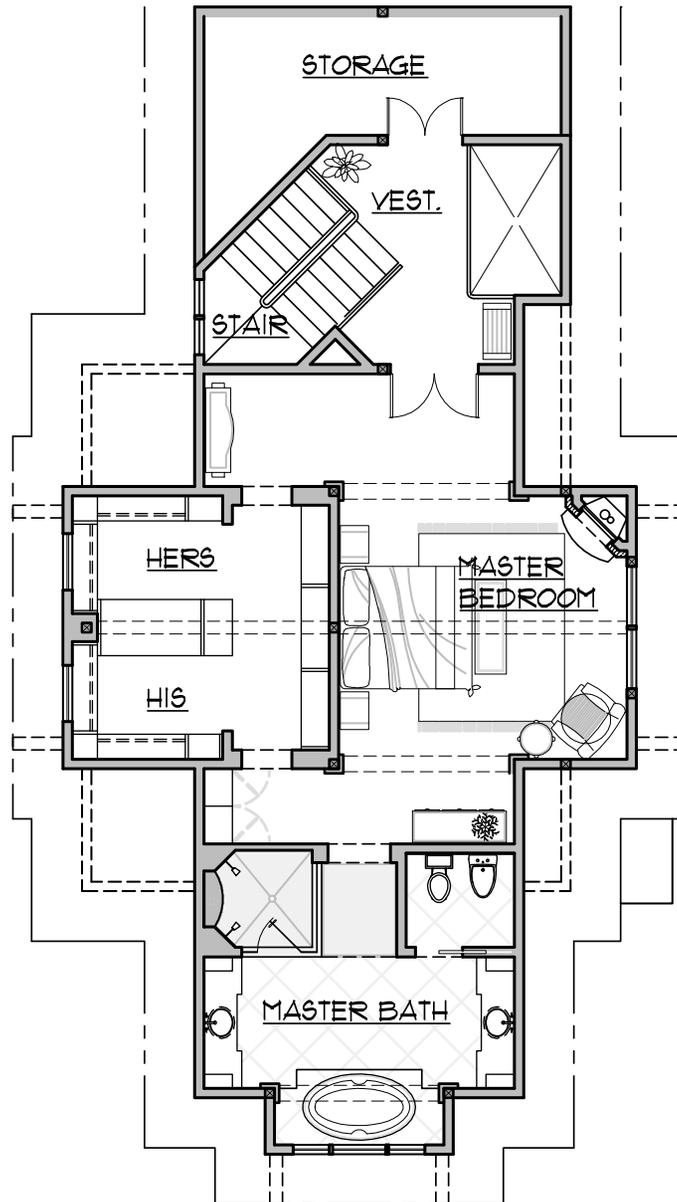


LOWER LEVEL

*Rec Room / Billiards / Guest Suite #3 / Guest Suite #4
Mechanical room / Outdoor Patio with Hot Tub*

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UPPER LEVEL

*Master Bedroom / Master Bathroom
His & Hers Walk-in Closet / Storage / Vestibule*

OPEN FLOOR PLAN





DINING

MASTER BEDROOM



MASTER BATHROOM



MASTER CLOSET



GUEST BEDROOM #1



GUEST BATHROOM #1





LOWER LEVEL FAMILY ROOM



REC ROOM / BILLIARDS



GUEST BEDROOM



BUNK ROOM



GUEST BEDROOM / BUNK



OFFICE / DESK AREA

EXTERIOR





YELLOWSTONE CLUB

For more information about this property and its pricing please contact YC Realty.

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www.yellowstoneclub.com

All information deemed reliable, but not guaranteed. All acreages and square footages are estimates. The purchase of a home or homesite does not include membership in Yellowstone Club, or any right to use the private club facilities. Ownership of a home/homesite includes an obligation to pay assessments to a property owner's association. Please ask a sales associate for details. Photographs are representational of the approximate view corridors from the home. Livable square footages listed in this marketing piece are based upon the calculation of only the heated and livable areas within the exterior walls of the property and said square footages are deemed reliable, but not guaranteed. All acreages and square footages are estimates and are provided by the Seller or his designated representative; these measurements should not be a substitute for one's own evaluation and investigation. Ski accessibility is a relative term and can have different implications and meanings depending on the individual. One should investigate fully the property as it relates to its potential ski access and determine for themselves the degree of ski access the property might have or be developed. Buyer acknowledges and agrees that neither the Seller, the Broker, the Sales Associate nor any other real estate representative of the Yellowstone Club or its related affiliates have made any warranties or representations upon which Buyer has relied concerning the ski-in ski-out accessibility of the property. The determination of the level of ski access that a property might have will be the Buyers sole determination.