

\$89,500

We have just the right place you'll enjoy while staying close to home. Whether you like to fish, hike or explore with the ATV, this 35+ acres with 8'x12" shed for your gear, has thousands of acres to explore in the nearby National Forest. While walking 200 yards to private fishing, you might see some of the areas wildlife. You'll enjoy the expansive views of the area's red rock formations.



Features

Sand Creek Park

Parcel 13 Section 30

- Big-time panoramic views
- 8'x12' shed for storage
- Sand Creek fishing nearby
- Summertime recreation
- Area known for wildlife



Specifics

- Acres ± 35.2
- Association Dues (yr) \$ 105
- Property Taxes \$ 1,503
- Location
1 ½ hrs NW of Fort Collins CO
30 minutes South of Laramie WY
- MLS No 992151
- Information obtained from reliable sources and believed to be accurate



Cabin Country

970-482-5263

PO Box 1967 Fort Collins CO 80522-1967

Bill McClelland bill@cabin-country.com

Come explore Northern Colorado's mountains