

975 US Hwy 285

Salida, Colorado 81201



\$435,000

MLS #8610554

PROPERTY AT A GLANCE

40.00 Acres
1,512 SF; Built in 1997
2 Beds, 1 (Full) 1 (3/4), 1 (1/2) Baths
Laminate & Wood Flooring
Propane Wall Heater & Wood Stove
Equestrian Property
Domestic Well & Septic
2 Homestead Cabins
1 Car Attached Garage
2018 Taxes: \$1,405

Colorado hunting or recreational cabin for sale. 2-bedroom 3 bath cabin with 1512 square foot insulated, unfinished basement. Basement has a garage door so can be used as a garage or workshop or finished out to create more living space. 40 very private acres bordering National Forest with mix of lush green meadows, oak brush, sage brush, pinon trees, aspens, pines, and a seasonal creek with a small stock pond. The type of terrain where you'd expect to see plenty of Colorado's big game animals, and you won't be disappointed. The Rainbow Trail is less than a mile away and access to hundreds of miles of 4x4 roads is only a few miles away. All this privacy and access to public lands is within 10 miles of Salida, CO and only a mile away from Hwy 285. There are two original homestead cabins that could be renovated. No covenants. Road is not currently maintained in the winter. Located in over the counter hunting unit 86 and less than a mile from OTC units 82 and 681.



LISTING AGENT

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FirstColorado.com – 719-539-6682 – 7385 W. Hwy 50 / PO Box 749 Salida, CO 81201

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