



KELLER WILLIAMS, REALTY
SOUTHWEST ASSOCIATES, LLC

Mad Hatter Ranch / ElkQuest

OFFERED AT

3,490,000

Special Features

Mad Hatter Ranch aka ElkQuest, located in beautiful Southwest Colorado, offers a lucrative business opportunity as well as a lifestyle that is as rare and unique as it is fascinating and fulfilling.

- ✓ **Elk Ranch**
- ✓ **Hemp Industry**
- ✓ **79.35 Acres**
- ✓ **4100 Sq. Ft. Log Home**
- ✓ **Income Producing**
- ✓ **Superb Water Rights**

**Call today to learn more about
this business opportunity!**

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Making a Living While Preserving a Legacy

ELK RANCH

The elk ranch portion known as ElkQuest is a profitable, turnkey business that is well established and has been in operation for over 22 years.

It is truly unique as it has carved out a market niche that has a direct influence on the health of the species as well as promoting elk with important economic traits.

HEMP PRODUCTION

The Hemp Industry has taken the US by storm as The Hemp Farming Act of 2018 reclassified hemp as an agricultural commodity. Hemp is becoming increasingly important to the textile industry as well as areas like health and wellness, cosmetics, and biofuel production and represents a tangible opportunity for explosive market growth.

Hemp is an ideal rotational crop for Mad Hatter Ranch and adds additional cash flow to the property.