

10795 County Road 197A #226

Nathrop, Colorado 81236



PROPERTY AT A GLANCE

0.04 Acres
208 SF; Built in 2000
1 Beds & 1 Bath
Carpet Flooring
Propane Wall Heater
Community Water & Sewer
Utility Shed
Annual HOA Fee:\$700
2 Off Street Parking
2018 Taxes: \$348

Close to Town Affordable Living

Affordable opportunity to own your fishing/mountain recreation home. Insulated 120 sqft shed is perfect for guest room or other activities. Located in the heart of the Rocky Mountains, Chateau Chaparral is located on the Arkansas River. This is the gateway to the world class Browns Canyon rafting on the Arkansas. Walk across the river on the private bridge and you're in for a wildlife experience of your life. Home is very close to the clubhouse that offers many amenities. Close to Buena Vista and Salida, you can also Jeep to St. Elmo or many other off-road destinations. Gold medal trout fishing practically outside your door. Monarch Mtn is only 30 minutes away for natural snow skiing excitement. Come and discover what many are finding out about the treasures of the Upper Arkansas River Valley.

LISTING AGENT

Dennis Ridley
Broker Associate
719-221-9991 cell



DennisLRidley@gmail.com



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

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