



First
COLORADO LAND
Office

LISTING BROKER

Shawn Allison, Broker Associate
303-521-5161 Cell
Shawn@FirstColorado.com



\$110,000
MLS #7388634

16116 Rocky Mountain Rd, Salida



- | | | |
|-----------------------------------|-----------------------------|-------------------------------|
| ♦ 1.19 Acres | ♦ Gently Sloping | ♦ Year Round Access |
| ♦ Lot 9 Block C Sunshine Acres | ♦ Gravel Road | ♦ No HOA or Covenants |
| ♦ Nicely Treed, Ditch (No rights) | ♦ Water: Well - Not Drilled | ♦ Sewer: Septic Sys. Required |
| ♦ Near Monarch Ski Area | ♦ Power: To Lot Line | ♦ 2020 Taxes: \$631 |



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

ALL DATA, MEASUREMENTS, SQUARE FOOTAGE, ETC. DEEMED RELIABLE. NO WARRANTIES OR REPRESENTATIONS EXPRESSED OR IMPLIED.