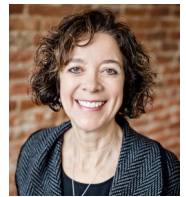




First
COLORADO LAND
Office

LISTING BROKER

Lynette Neesen
Broker Associate, CRS, GRI
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Lynette@FirstColorado.com



\$280,000
MLS #9484530



30128 Eagles Ridge, Buena Vista, CO

- ♦ 2.38 Acres
- ♦ Game Trail Subdivision
- ♦ Mountain Views
- ♦ Multiple Building Site Options
- ♦ Central Water System
- ♦ Private HOA Maintained Road
- ♦ \$621 Annual HOA Dues
- ♦ 2021 Taxes \$1,330

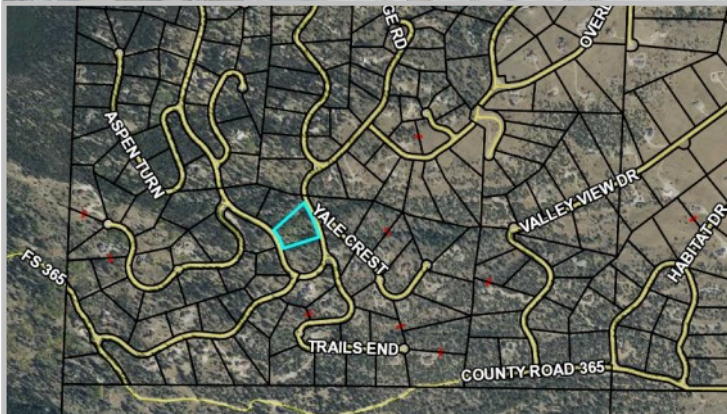


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ALL DATA, MEASUREMENTS, SQUARE FOOTAGE, ETC. DEEMED RELIABLE. NO WARRANTIES OR REPRESENTATIONS EXPRESSED OR IMPLIED.

Look no more for the ideal acreage to site your future custom mountain home!

This beautiful 2.38 acre treed parcel has splendid mature ponderosa and aspen trees and captivating views of Buffalo Hills and the Arkansas Valley. Located in Game Trail's prestigious Eagles Ridge, the property is bordered on both the east and west boundaries by Eagles Ridge Road, offering access to several desirable building site options. Game Trail is a community oriented, covenant controlled subdivision offering easy, year round access on HOA maintained private roads, the convenience of a central water system and is a quick 15 minute trip to the restaurant and shopping amenities of historic downtown Buena Vista. Unlimited year round outdoor adventures await with nearby National Forest hiking/biking trails, Arkansas River fishing/rafting and ski resorts only an hour away! See <https://gametrailassn.org/> for additional information on Game Trail's history, vision, covenants, architectural guidelines, news and more!



Directions:

Take Highway 24 North to County Road 384 west to Game Trail. Follow Great Peaks drive and turn right at the mailboxes onto Main Range Drive. Continue onto Mountain-side Drive. At the T turn left onto Timberline and then left again onto Eagles Ridge. The property is ahead on the right.

Look for sign.

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