

FOR SALE

5.78 +/- ACRES VACANT RES. LOTS

C4083

SEIBERT, COLORADO



LOCATION:

The subject property is located at the corner of CO-59 & 4th Street in Seibert, Colorado.

Sign will be posted

LEGAL:

Tract #1 - Sub. Seibert Original Block 22 Lot 1-36

Tract #2 - Sub. Seibert Original Block 35 Lot 1-36

MINERALS:

All minerals owned by the Seller, if any, will convey to the buyer.

ACREAGE:

5.78 +/- Acres - Grass

POSSESSION:

At closing

TAXES:

Seller will pay taxes for all of 2024 and prior years and taxes for 2025 will be prorated to the date closing.

PROPERTY INFO:

- Approximately 5.78 acres available in two tracts zoned residential in Seibert, Colorado.
- Great I-70 frontage for investors seeking to develop into residential lots or commercial.
- Call Cary today for more information or to set up a showing.

PRICE: \$84,500.00 Tract #1
\$84,500.00 Tract #2

2024 Taxes - \$860.32 Tract #1

2024 Taxes - \$860.32 Tract #2



Colorado Land
Investments I, LLC



Cary Schlosser - Listing Broker

230 14th Street

Burlington, CO 80807

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NOTICE TO PERSPECTIVE PURCHASERS: The owner has either given the information contained herein to us or obtained from sources we deem reliable. We have no reason to doubt its accuracy, however, we do not guarantee it. Colorado Land Investments I, LLC, and the seller assume no responsibility for the omissions, corrections, withdrawals, or prior sales. The prospective purchaser should verify all information contained herein. Colorado Land Investments I, LLC, and all other agents of the broker are or will be acting in the capacity of a Sellers Agent in the Sale of subject property.



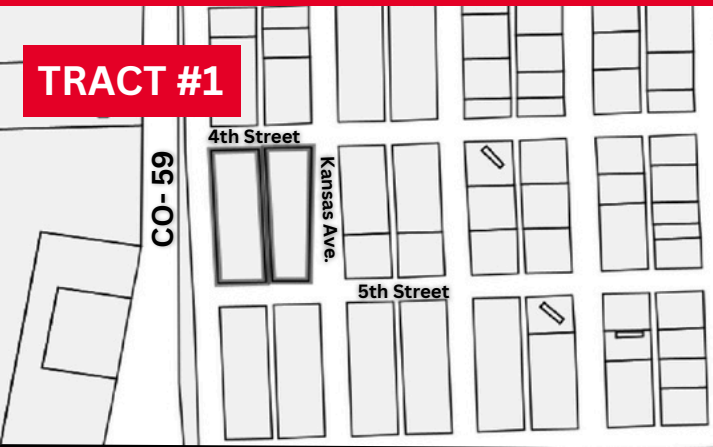
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LAND FOR SALE KIT CARSON COUNTY, COLORADO

Call Cary Schlosser, Brokers, @ 719-346-8661 for more information

TRACT #1



TRACT #2

