

40± Acres Colorado Mountain Land for Sale Near Vail & Beaver Creek | Well, Spring, 200K Acres BLM Nearby
TBD Sweet Spring Road
Wolcott, CO 81632

\$446,000
40± Acres
Eagle County



40± Acres Colorado Mountain Land for Sale Near Vail & Beaver Creek | Well, Spring, 200K Acres BLM Nearby Wolcott, CO / Eagle County

SUMMARY

Address

TBD Sweet Spring Road

City, State Zip

Wolcott, CO 81632

County

Eagle County

Type

Undeveloped Land, Ranches, Recreational Land, Lot

Latitude / Longitude

39.81273 / -106.72448

Taxes (Annually)

\$2,107

HOA (Annually)

\$1,000

Acreage

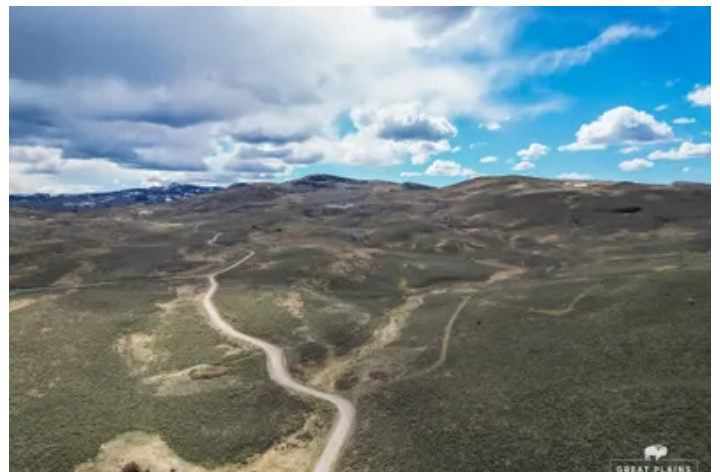
40

Price

\$446,000

Property Website

<https://greatplainslandcompany.com/detail/40-acres-colorado-mountain-land-for-sale-near-vail-beaver-creek-well-spring-200k-acres-blm-nearby-eagle-colorado/66774/>



40± Acres Colorado Mountain Land for Sale Near Vail & Beaver Creek | Well, Spring, 200K Acres BLM Nearby Wolcott, CO / Eagle County

PROPERTY DESCRIPTION

40± acres of exceptional Eagle County mountain land just 16 minutes from I-70 at Wolcott, 30 minutes from Beaver Creek, and 40 minutes from Vail. Parcels with this combination of relatively flat terrain, live water, privacy, and proximity to world-class mountain destinations are increasingly difficult to find.

This beautiful property features a strong-producing water well, year-round spring water, a year-round pond, and a seasonal spring/creek that typically runs from May through July and can exceed 100 gallons per minute. The land is gently rolling to relatively flat, highly usable and well suited for a custom mountain retreat, horse property, or recreational getaway.

Outdoor recreation is a major highlight, Castle Peak BLM Wilderness Study Area is located approximately 1,000 yards from the property. This short hike or horseback ride gives you direct access to over 200,000 acres of public land.

From the property, enjoy incredible views of the Gore Range and the New York Mountains. Bordering a 20,000-acre private ranch and surrounded by privately held agricultural lands, the parcel offers a protected, open setting with outstanding mountain character and privacy.

Access is via private road, and the property's setting provides both seclusion and convenience in one of the most desirable mountain regions in Colorado.

Seller financing is available WAC. Contact broker for details

The details provided have been gathered from sources deemed trustworthy, but their accuracy and completeness have not been independently verified. Great Plains Land Company offers no assurances, warranties, or guarantees regarding the information presented. Great Plains Land Company bears no responsibility or liability for any inaccuracies, omissions, or reliability issues within this content. It is strongly advised that you perform your own thorough, independent investigation of the property and confirm all information yourself. Any decision to rely on this information is made entirely at your own discretion and risk.



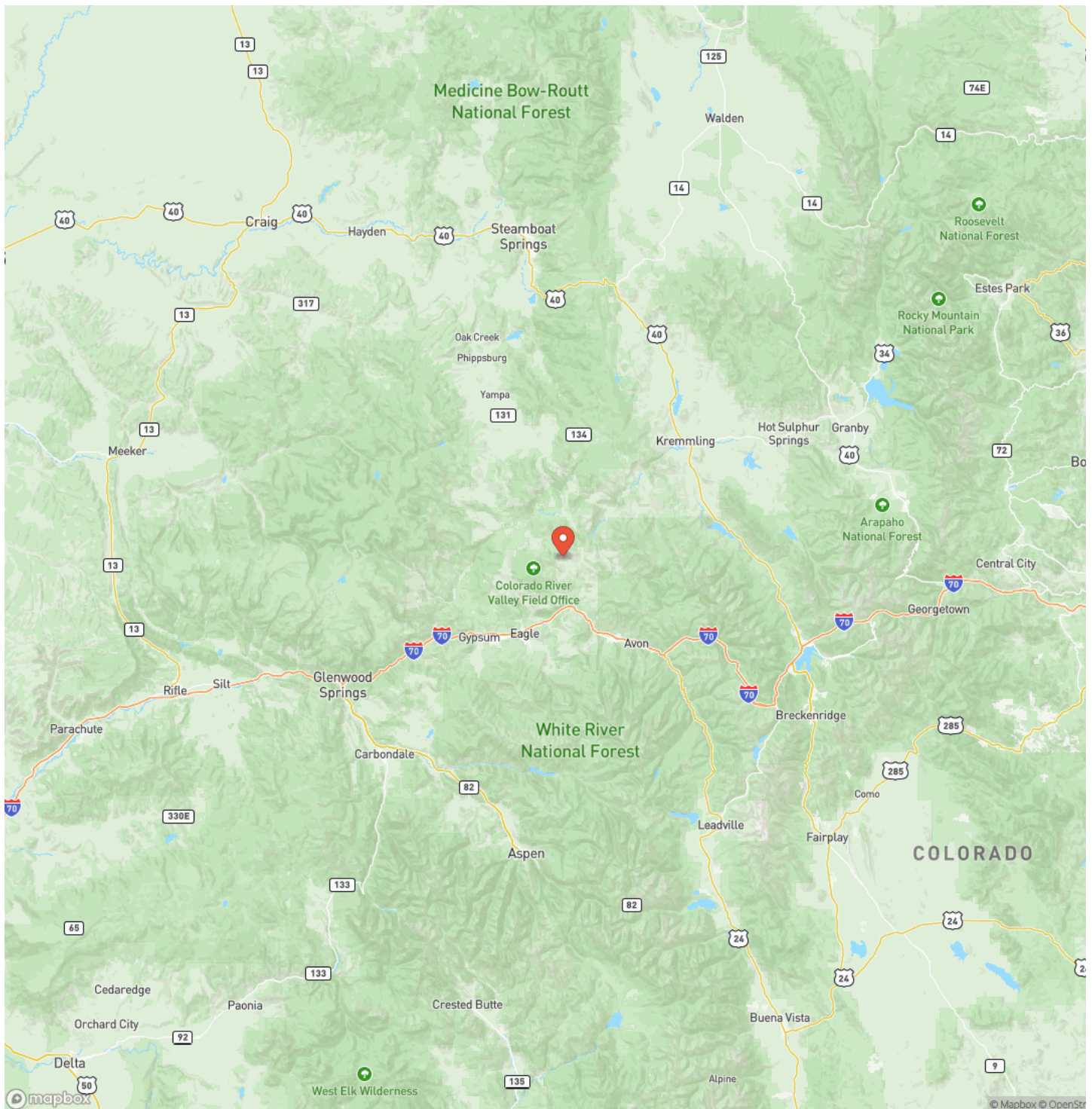
40± Acres Colorado Mountain Land for Sale Near Vail & Beaver Creek | Well, Spring, 200K Acres BLM Nearby
Wolcott, CO / Eagle County



Locator Map



Locator Map



GREAT PLAINS

LAND CO.

Satellite Map



40± Acres Colorado Mountain Land for Sale Near Vail & Beaver Creek | Well, Spring, 200K Acres BLM Nearby Wolcott, CO / Eagle County

LISTING REPRESENTATIVE

For more information contact:



Representative

Ethan Janicki

Mobile

(303) 963-6738

Email

ethan@greatplains.land

Address

3460 E. Nielsen Ln

City / State / Zip

Denver, CO 80210

NOTES

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.

MORE INFO ONLINE:

<https://greatplainslandcompany.com/>

This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



Great Plains Land Company
501 N. Walker St.
Oklahoma City, OK 73102
(405) 255-0051
<https://greatplainslandcompany.com/>

