

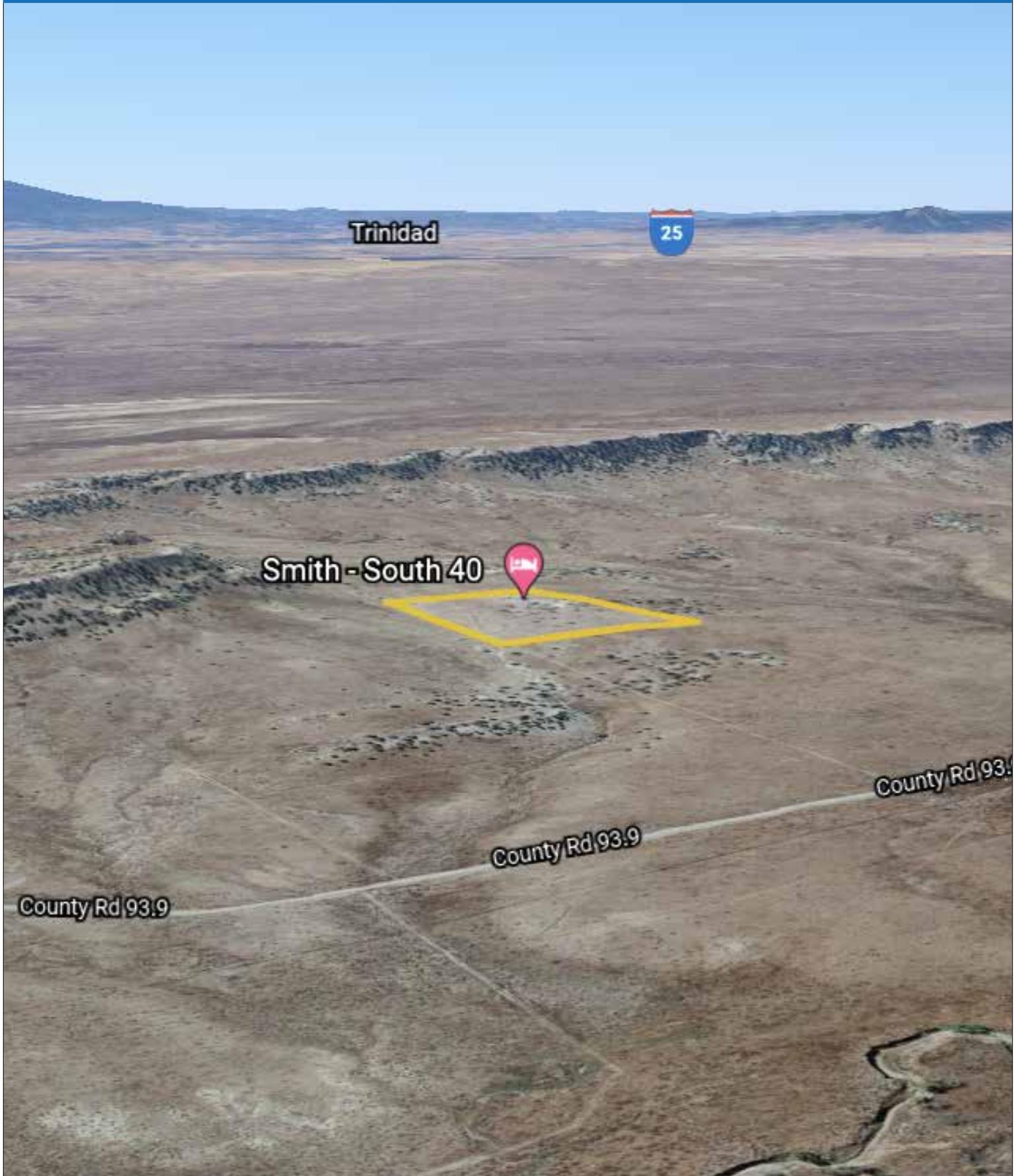


40+/- Acres
Las Animas County, CO
Model Township



High Point Land Company
7557 WCR 17 Wellington, CO 80549

Aerial Map



Property Photos



Listing Summary

40+/- Acres Las Animas County, CO

High Point Land Company is honored to offer the Corless 40. A 40-acre rural hunting, agricultural and buildable tract in Las Animas County, Colorado near Trinidad, CO. Located in the Tyrone flats area just north and east of Trinidad lies a 40-acre tract unencumbered and full of potential. Electricity is on the property. There are multiple building sites available within the property. Seclusion is the key feature of this property but still boasts county road frontage an access. The terrain is a mixture of native grasses and a few western red cedars dotted throughout the property. There also are some nice draws and arroyos in the center. Property Fencing is in place on all the boundaries of the property. The property boasts great views of the Spanish Peaks and the Green Horn mountains.

Hunting is the main recreational opportunity with this one. Located in GMU 134 The area is home to Deer, and the Pronghorn. Deer tags can be acquired through the draw taking 2 points to draw on average. Archery Pronghorn is over the Counter for archery and takes 1 point to draw for a rifle Tag.

There is a large shipping container for temporary storage also offered with the property as well as a 25×50 barn kit on the property ready to be erected by the new owners. The adjacent property is also for sale and can be added on to make an 80-acre Tract with many of the same features plus a few more. Build your dream home or have a nice hunting camp in Colorado! If you or someone you know is looking for a sizeable tract in a rural setting with NO HOA don't wait on this one as it won't last long!

Contact Colorado Land Specialist Kyle Lopez 719-362-0062 or kyle@highpointland-company.com for more details and showings.

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“We sell farms, it’s what we know, what we do, and where we belong. We specialize in land and farm transactions that most likely will be our client’s largest financial transactions of their lives. It’s our job to get it done right.”

CONTACT LAND AGENT:

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