



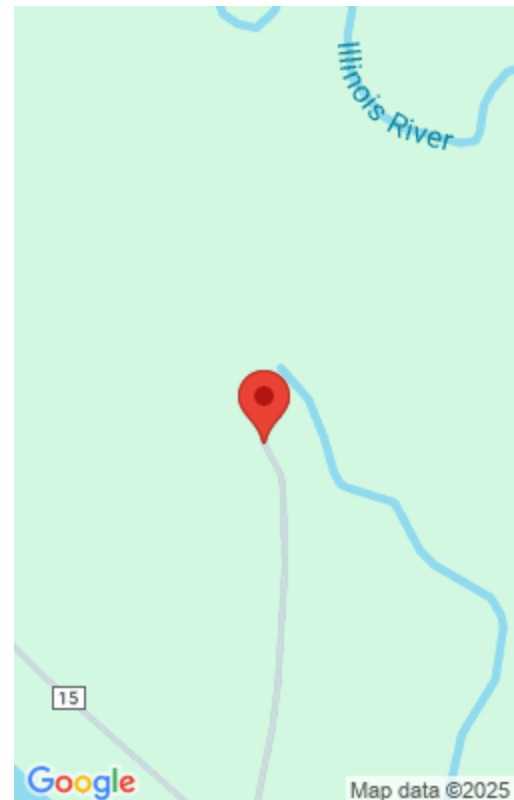
## CO RD 15D, WALDEN, CO 80480, USA

<https://www.breckmtn.com>

Commercial land sale includes a 43 acre headquarters facility in Walden, CO as well as a 205 acre dry gravel pit near Rand, CO. Current activities of the properties include concrete mixing, aggregate mining, materials crushing/screening/washing, and aggregate supply. Special permit use of the properties allow it to be zoned for agriculture, sand and gravel...

**\$6,000,000**

- 0 baths
- ImprovedLand, Residential
- Land
- Active



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## Basics

<b>Type:</b> ImprovedLand, Residential	<b>Status:</b> Active
<b>Category:</b> Land	<b>Bathrooms:</b> 0 baths
<b>OriginatingSystemName:</b> SUMMIT	<b>MLS ID:</b> S1031818
<b>Lot Size Acres:</b> 248 acres	<b>Date Added:</b> 2021-12-31
<b>Days On Market:</b> 1094	

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## Building Details

<b>Water Source:</b> Lake,Well	<b>Sewer:</b> SepticTank
<b>Subdivision Name:</b> OTHER	<b>Parcel Number:</b> R000648
<b>Waterfront:</b> No	<b>Heating:</b> No
<b>Land Lease:</b> No	<b>ViewYN:</b> No
<b>Lot Size Area:</b> 248 sq ft	<b>Open Parking:</b> No

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## Amenities & Features

<b>Utilities:</b> ElectricityAvailable, Propane, PhoneAvailable, SepticAvailable	<b>Fireplace:</b> No
<b>Spa:</b> No	<b>CoolingYN:</b> No
<b>Pets Allowed:</b> No	<b>PoolPrivateYN:</b> No
<b>Lot Features:</b> SeeRemarks	

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## Expenses, Fees & Taxes

<b>Tax Annual Amount:</b> \$14,921.16	<b>Tax Year:</b> 2021
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## Miscellaneous



**Current Use:** Agricultural,SeeRemarks  
**Attribution Contact:** (970) 453-0466

**Exclusions:** No

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## Listing Information Courtesy of:

**Agent Name:** Todd Johnson      **List Office Name:** Paffrath & Thomas R.E.S.C

