



## 2593 MOSQUITO GULCH RD, ALMA, CO 80420, USA

<https://www.breckmtn.com>

Remarkable Acreage - 39+ acres - 4 residentially zoned contiguous properties presented for sale together! Located between the historic towns of Alma and Fairplay, these Metes and Bounds properties are a great investment opportunity! Situated below the towering Mosquito Range and bordering National Forest for endless opportunities for outdoor activities right at your fingertips: hiking,...

**\$499,000**

- 0 baths
- UnimprovedLand
- Land
- Active



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## Basics

<b>Type:</b> UnimprovedLand	<b>Status:</b> Active
<b>Category:</b> Land	<b>Lot size, sq ft:</b> 1715392.8, 39.38 sq ft
<b>Bathrooms:</b> 0 baths	<b>OriginatingSystemName:</b> SUMMIT
<b>MLS ID:</b> S1059980	<b>Lot Size Acres:</b> 39.38 acres
<b>Date Added:</b> 2025-06-23	<b>Days On Market:</b> 16

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## Building Details

<b>Water Source:</b> Well	<b>Lot Features:</b> BordersNationalForest
<b>Sewer:</b> SepticNeeded	<b>View:</b> Mountains,SouthernExposure,Valley,TreesWoods
<b>Subdivision Name:</b> METES AND BOUNDS - PRKCO	<b>Parcel Number:</b> 91491, 91219, 91219, 91220
<b>Waterfront:</b> No	<b>Heating:</b> No
<b>Land Lease:</b> No	<b>ViewYN:</b> Yes
<b>Lot Size Area:</b> 39.38 sq ft	<b>Open Parking:</b> No

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## Amenities & Features

<b>Utilities:</b> ElectricityAvailable, Propane, SeeRemarks, TrashCollection	<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> BordersNationalForest	

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## Expenses, Fees & Taxes

<b>Tax Annual Amount:</b> \$13,475.63	<b>Tax Year:</b> 2025
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## Miscellaneous

**Current Use:** LiveWork,Residential,SingleFamily,Vacant

**Exclusions:** No

**Attribution Contact:** (970) 389-3876

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## Listing Information Courtesy of:

**Agent Name:** Lisa Kunst

**List Office Name:** Caniglia Real Estate Group,LLC

