



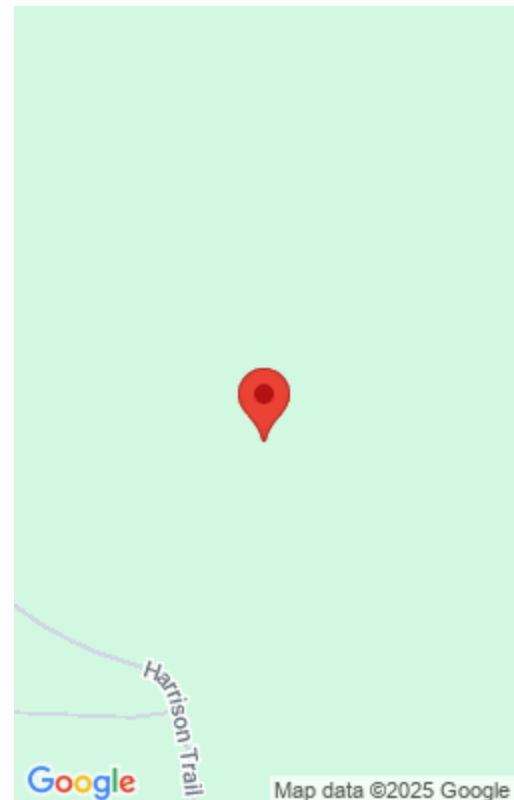
**\$4,095,000**

## **30105 HARRISON TRAIL, STEAMBOAT SPRINGS, CO 80487, USA**

<https://www.breckmtn.com>

- 0 baths
- UnimprovedLand
- Land
- Active

One of the last remaining “Big View Lots” in Lake Catamount Subdivision. Lot 5 is 35.82 AC and is perfectly situated behind the gate on the right-hand side of Harrison Trail. The view corridor extends nearly 360 degrees from Sarvis Creek to Pleasant Valley going across Lake Catamount through the South Valley to the twinkling...



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# Basics

<b>Type:</b> UnimprovedLand	<b>Status:</b> Active
<b>Category:</b> Land	<b>Lot size, sq ft:</b> 1560319.2, 35.82 sq ft
<b>Bathrooms:</b> 0 baths	<b>OriginatingSystemName:</b> SUMMIT
<b>MLS ID:</b> S1057569	<b>Lot Size Acres:</b> 35.82 acres
<b>Date Added:</b> 2025-05-13	<b>Days On Market:</b> 22

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# Building Details

<b>Water Source:</b> Private	<b>Sewer:</b> SepticNeeded
<b>View:</b> Mountains,Lake	<b>Subdivision Name:</b> LAKE CATAMOUNT SUBD
<b>Parcel Number:</b> R8164648	<b>Waterfront:</b> No
<b>Heating:</b> No	<b>Land Lease:</b> No
<b>ViewYN:</b> Yes	<b>Lot Size Area:</b> 35.82 sq ft
<b>Open Parking:</b> No	

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# Amenities & Features

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

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# Nearby Schools

**Middle Or Junior School:** Steamboat Springs **Elementary School:** Strawberry Park

**High School:** Steamboat Springs

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# Expenses, Fees & Taxes



**Association Fee:** \$250

**Tax Annual Amount:** \$22.12

**Tax Year:** 2024

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## Miscellaneous

**Association Fee Frequency:** Annually

**Community Features:**  
SeeRemarks,TrailsPaths

**Current Use:** Agricultural,Residential,SingleFamily,SeeRemarks **Exclusions:** No

**Attribution Contact:** (970) 846-7192

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## Listing Information Courtesy of:

**Agent Name:** Darlinda Baldinger **List Office Name:** Steamboat Sotheby's International Realty

