



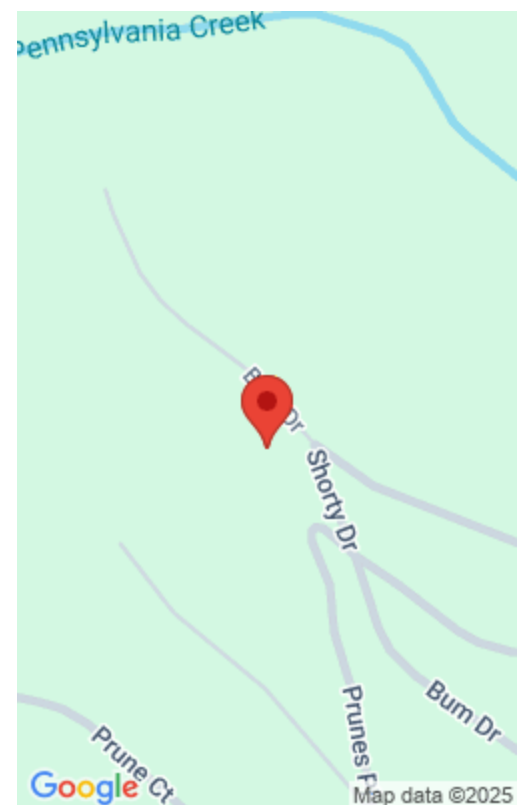
**\$53,999**

## **345 BUM DR, FAIRPLAY, CO 80440, USA**

<https://www.breckmtn.com>

Your future homesite in Valley of the Sun? Check out this gently sloping treed homesite in the popular Valley of the Sun neighborhood in Fairplay Colorado. This affordable mountain acre is just 35 minutes away world class skiing in Breckenridge. There should be filtered peak views with minimal clearing from this plot in a mountain...

- 0 baths
- UnimprovedLand
- Land
- Active



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## Basics

**Type:** UnimprovedLand

**Category:** Land

**Bathrooms:** 0 baths

**MLS ID:** S1055473

**Date Added:** 2024-11-29

**Status:** Active

**Lot size, sq ft:** 54014.4, 1.24 sq ft

**OriginatingSystemName:** SUMMIT

**Lot Size Acres:** 1.24 acres

**Days On Market:** 250

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## Building Details

**Water Source:** Well

**View:** Mountains,Valley

**Parcel Number:** 10370

**Heating:** No

**ViewYN:** Yes

**Open Parking:** No

**Lot Features:** SeeRemarks

**Subdivision Name:** VALLEY OF THE SUN

**Waterfront:** No

**Land Lease:** No

**Lot Size Area:** 1.24 sq ft

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## Amenities & Features

**Utilities:** ElectricityAvailable, Propane, SeeRemarks, TrashCollection

**Spa:** No

**Pets Allowed:** No

**Lot Features:** SeeRemarks

**Fireplace:** No

**CoolingYN:** No

**PoolPrivateYN:** No

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## Nearby Schools

**Middle Or Junior School:** South Park

**High School:** South Park

**Elementary School:** Edith Teter





## Expenses, Fees & Taxes

**Tax Annual Amount:** \$946

**Tax Year:** 2023



## Miscellaneous

**Current Use:** Vacant

**Exclusions:** No



## Listing Information Courtesy of:

**Agent Name:** John Angelico

**List Office Name:** United Country Mtn Brokers

