



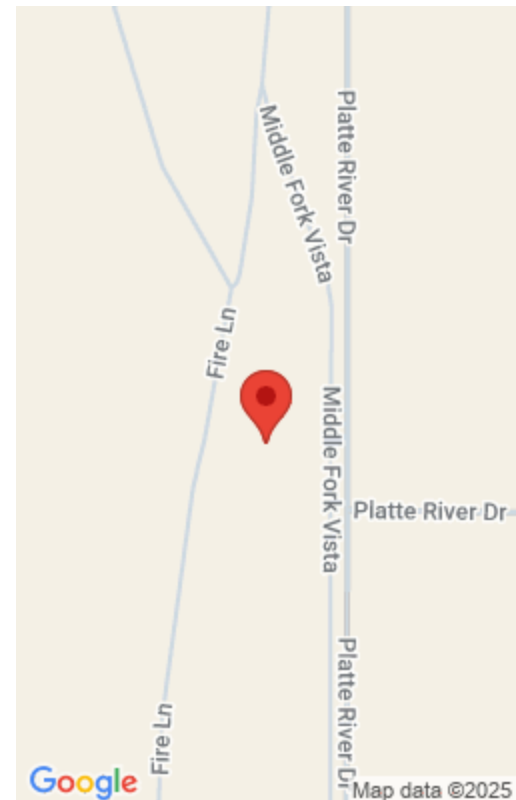
**\$69,000**

## **3525 REDHILL RD, FAIRPLAY, CO 80440, USA**

<https://www.breckmtn.com>

This gently sloping 3-acre lot offers breathtaking mountain views and exceptional privacy. The Building is a breeze with electricity and water available at the road, eliminating the need for well-drilling. The lot features improvements, including an apron with a culvert and a spacious RV pad. Before you build your dream mountain home, embark on exciting...

- 0 baths
- UnimprovedLand
- Land
- Active



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## Basics

**Type:** UnimprovedLand

**Category:** Land

**Bathrooms:** 0 baths

**MLS ID:** S1059934

**Date Added:** 2025-06-21

**Status:** Active

**Lot size, sq ft:** 130680, 3 sq ft

**OriginatingSystemName:** SUMMIT

**Lot Size Acres:** 3 acres

**Days On Market:** 82

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## Building Details

**Water Source:**  
CommunityCoop,SharedWell,Well

**Sewer:** None,SepticNeeded

**Subdivision Name:** REDHILL  
FOREST F 5

**Waterfront:** No

**Land Lease:** No

**Lot Size Area:** 3 sq ft

**Lot Features:**  
BordersStateLand,Meadow,OpenSpace,Secluded,Sloped

**View:** Meadow,Mountains,Valley

**Parcel Number:** 39795

**Heating:** No

**ViewYN:** Yes

**Open Parking:** No

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## Amenities & Features

**Utilities:** ElectricityAvailable, SewerNotAvailable

**Spa:** No

**Pets Allowed:** No

**Lot Features:** BordersStateLand, Meadow, OpenSpace, Secluded, Sloped

**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



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## Expenses, Fees & Taxes

**Association Fee:** \$1,248

**Tax Annual Amount:** \$689.42

**Tax Year:** 2023

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## Miscellaneous

**Association Fee Frequency:** Annually

**Community Features:** TrailsPaths

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

**Attribution Contact:** [aleks@brecklifegroup.com](mailto:aleks@brecklifegroup.com)

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## Listing Information Courtesy of:

**Agent Name:** Aleksandra Matthews

**List Office Name:** Real Broker - Breck Life Group

