



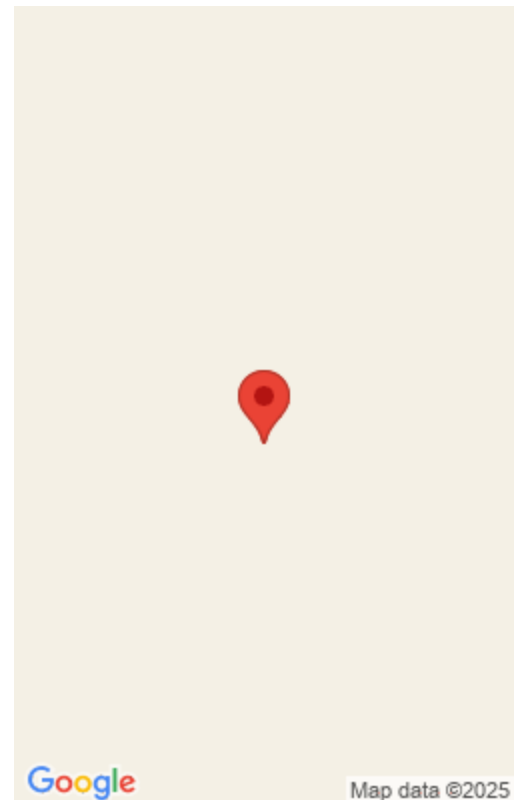
\$642,000

423 CO RD 24, FAIRPLAY, CO 80440, USA

<https://www.breckmtn.com>

Just south of the historic mining town of Fairplay, Colorado, this extraordinary 152 +-acre legacy property offers an unparalleled blend of privacy, natural beauty, and income potential. The lands are suitable for grazing, recreation, or custom home/ranch development. The Metes and Bounds designation affords greater freedom without the limitations of an HOA. This gently rolling...

- 0 baths
- ImprovedLand, Residential
- Land
- Active



Basics

Type: ImprovedLand, Residential	Status: Active
Category: Land	Lot size, sq ft: 7161699.6, 164.41 sq ft
Bathrooms: 0 baths	OriginatingSystemName: SUMMIT
MLS ID: S1064133	Lot Size Acres: 164.41 acres
Date Added: 2025-10-30	

Building Details

Water Source: Private,WaterRights,Well	Lot Features: Level,NearSkiArea,NearPublicTransit,SuitableForGrazing,SeeRemarks
Sewer: None	View: Meadow,Mountains,Valley,TreesWoods
Subdivision Name: METES AND BOUNDS - ALL	Parcel Number: 30354
Waterfront: No	Heating: No
Land Lease: No	ViewYN: Yes
Lot Size Area: 164.41 sq ft	Open Parking: No

Amenities & Features

Utilities: ElectricityAvailable, Propane, PhoneAvailable, TrashCollection, SewerNotAvailable	Fireplace: No
Spa: No	CoolingYN: No
Pets Allowed: No	PoolPrivateYN: No
Lot Features: Level, NearSkiArea, NearPublicTransit, SuitableForGrazing, SeeRemarks	

Nearby Schools



Middle Or Junior School: South Park
High School: South Park

Elementary School: Edith Teter

Expenses, Fees & Taxes

Tax Annual Amount: \$128.78

Tax Year: 2024

Miscellaneous

Current Use: Agricultural

Exclusions: Yes

Attribution Contact: (970) 453-0550

Listing Information Courtesy of:

Agent Name: Jeni Friedrich

List Office Name: LIV Sotheby's I.R.

