



\$850,000

50 ST JOHN RD, DILLON, CO 80435, USA

<https://www.breckmtn.com>

Prime Lot in Montezuma - Backing to National Forest with Architectural Plans Included. Located just minutes away from Keystone Resort in the historic mountain town of Montezuma, this rare 4 acre parcel offers a unique opportunity to create your dream mountain retreat. Backing directly to National Forest, the property has direct access to endless outdoor...

- 0 baths
- ImprovedLand, Residential
- Land
- Active



Basics

Type: ImprovedLand, Residential	Status: Active
Category: Land	Lot size, sq ft: 165353.76, 3.796 sq ft
Bathrooms: 0 baths	OriginatingSystemName: SUMMIT
MLS ID: S1061815	Lot Size Acres: 3.796 acres
Date Added: 2025-08-05	Days On Market: 50

Building Details

Water Source: Well	Lot Features: BordersNationalForest, CityLot, NearSkiArea, ManyTrees, StreamCreek, SeeRemarks, Wetlands
Sewer: SepticTank	View: Mountains, River, CreekStream
Subdivision Name: YONLEY MILL SITES SUB	Parcel Number: 6513632
Waterfront: No	Heating: No
Land Lease: No	ViewYN: Yes
Lot Size Area: 3.796 sq ft	Open Parking: No

Amenities & Features

Utilities: ElectricityAvailable, PhoneAvailable, SepticAvailable	Fireplace: No
Spa: No	CoolingYN: No
Pets Allowed: No	PoolPrivateYN: No
Lot Features: BordersNationalForest, CityLot, NearSkiArea, ManyTrees, StreamCreek, SeeRemarks, Wetlands	



Expenses, Fees & Taxes

Tax Annual Amount: \$6,074.48

Tax Year: 2024

Miscellaneous

Community Features: SeeRemarks,TrailsPaths

Current Use: Residential,SingleFamily

Exclusions: No

Attribution Contact: (970) 453-0550

Listing Information Courtesy of:

Agent Name: Laurel McQuate

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

