

#### 797 PETERSON DR, ALMA, CO 80420, USA

https://www.breckmtn.com

Stunning .98-acre lot in desirable Placer Valley! Rough driveway, 3-bedroom septic, and homesite cleared—ready for your mountain cabin! Just 1/2 mile from Middle Fork of South Platte River State Wildlife Area and 2 miles off Hwy 9. Year-round access with easy in-and-out. Enjoy the rippling sounds of the nearby Quartzville Creek! Near Montgomery Reservoir, Pike...

- 0 baths
- UnimprovedLand
- Land
- Active





### **Basics**

Type: UnimprovedLand Status: Active

Category: Land Bathrooms: 0 baths

OriginatingSystemName: SUMMIT MLS ID: S1050906

Lot Size Acres: 0.98 acres Date Added: 2024-06-19

Days On Market: 174

# **Building Details**

Water Source: Well Sewer: SepticTank

View: Meadow, Mountains, River, Creek Stream, Trees Woods Subdivision Name: PLACER VALLEY

Parcel Number: 14323 Waterfront: No
Heating: No Land Lease: No

ViewYN: Yes Lot Size Area: 0.98 sq ft

Open Parking: No

## **Amenities & Features**

**Utilities:** ElectricityAvailable, NaturalGasAvailable, Propane, **Fireplace:** No

PhoneAvailable, TrashCollection, SepticAvailable

Spa: No CoolingYN: No

Pets Allowed: No PoolPrivateYN: No

Lot Features: CornerLot, NearSkiArea, ManyTrees, Secluded, Sloped,

SeeRemarks

## **Expenses, Fees & Taxes**

Tax Annual Amount: \$1,256.78 Tax Year: 2024



# **Miscellaneous**

**Exclusions:** No **Attribution Contact:** (970) 406-1610

# **Listing Information Courtesy of:**

Agent Name: Bonnie Paffenroth List Office Name: Caniglia Real Estate Group, LLC

