



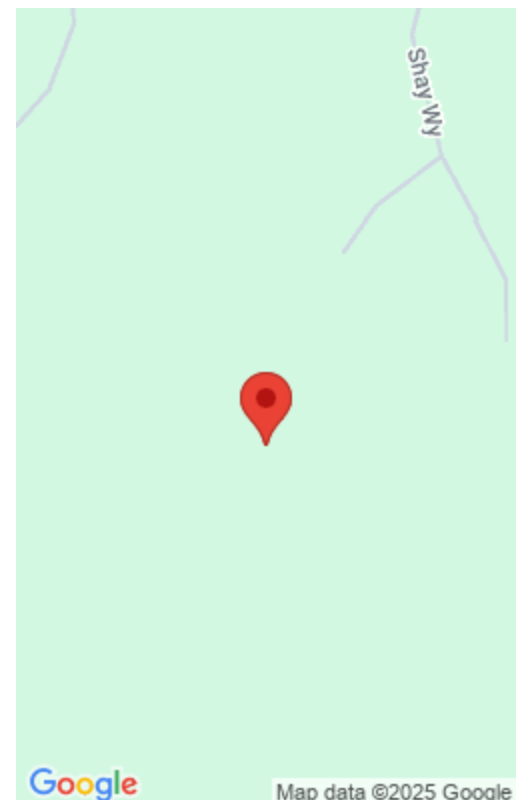
**\$16,900**

## **6643+H7 PHIPPSBURG, CO, USA**

<https://www.breckmtn.com>

Enjoy quiet solitude in South Stagecoach! This is an undeveloped lot with plenty of trees and would make an awesome investment. The lot is about 15 minutes South of Stagecoach Reservoir! Road is primitive, so please call for directions or use GPS. No sign on the lot. LOT 146 SKY HITCH IV AT STAGECOACH

- 0 baths
- UnimprovedLand
- Land
- Active



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# Basics

|                               |   |
|-------------------------------|---|
| <b>Type:</b> UnimprovedLand   | <b>Status:</b> Active                       |
| <b>Category:</b> Land         | <b>Lot size, sq ft:</b> 48351.6, 1.11 sq ft |
| <b>Bathrooms:</b> 0 baths     | <b>OriginatingSystemName:</b> SUMMIT        |
| <b>MLS ID:</b> S1059550       | <b>Lot Size Acres:</b> 1.11 acres           |
| <b>Date Added:</b> 2025-06-07 | <b>Days On Market:</b> 87                   |

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# Building Details

|                                |   |
|--------------------------------|---|
| <b>Water Source:</b> Well      | <b>Lot Features:</b> SeeRemarks                     |
| <b>Sewer:</b> None             | <b>Subdivision Name:</b> SKY HITCH IV AT STAGECOACH |
| <b>Parcel Number:</b> R0255478 | <b>Waterfront:</b> No                               |
| <b>Heating:</b> No             | <b>Land Lease:</b> No                               |
| <b>ViewYN:</b> No              | <b>Lot Size Area:</b> 1.11 sq ft                    |
| <b>Open Parking:</b> No        |   |

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# Amenities & Features

|   |                          |
|---|--------------------------|
| <b>Utilities:</b> None, SewerNotAvailable | <b>Fireplace:</b> No     |
| <b>Spa:</b> No                            | <b>CoolingYN:</b> No     |
| <b>Pets Allowed:</b> No                   | <b>PoolPrivateYN:</b> No |
| <b>Lot Features:</b> SeeRemarks           |                          |

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# Nearby Schools

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|--|---------------------------------------|
| <b>Middle Or Junior School:</b> Soroco | <b>Elementary School:</b> South Routt |
| <b>High School:</b> Soroco             |                                       |



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## Expenses, Fees & Taxes

**Association Fee:** \$125

**Tax Annual Amount:** \$292.84

**Tax Year:** 2024

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## Miscellaneous

**Association Fee Frequency:** Annually

**Community Features:** TrailsPaths

**Current Use:** SeeRemarks,Vacant

**Exclusions:** Do Not Know

**Attribution Contact:** rebecca@steamboatbuysell.com

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## Listing Information Courtesy of:

**Agent Name:** Rebecca Bailey

**List Office Name:** RE/MAX Partners

