



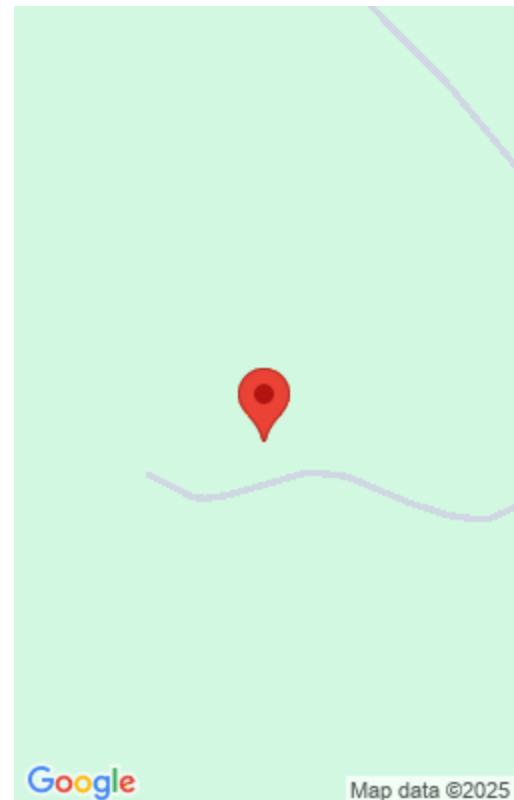
**\$1,100,000**

## **WJ47+H7 HEENEY, CO, USA**

<https://www.breckmtn.com>

Welcome to the ultimate nature lovers retreat: Spring Creek Ranch. This 67 acre parcel with electric and water at the property line is being offered for the first time alongside the adjacent home and its 50.4 acres. Purchase both to create a true legacy property. Life at Spring Creek Ranch is all about the outdoors....

- 0 baths
- UnimprovedLand
- Land
- Active



—

## Basics

<b>Type:</b> UnimprovedLand	<b>Status:</b> Active
<b>Category:</b> Land	<b>Lot size, sq ft:</b> 2952932.4, 67.79 sq ft
<b>Bathrooms:</b> 0 baths	<b>OriginatingSystemName:</b> SUMMIT
<b>MLS ID:</b> S1061588	<b>Lot Size Acres:</b> 67.79 acres
<b>Date Added:</b> 2025-07-18	<b>Days On Market:</b> 55

—

## Building Details

<b>Water Source:</b> CommunityCoop,SharedWell	<b>Lot Features:</b> SkiInSkiOut,SeeRemarks
<b>Sewer:</b> SeeRemarks	<b>Subdivision Name:</b> SPRING CREEK RANCH SUB
<b>Parcel Number:</b> 6519956	<b>Waterfront:</b> No
<b>Heating:</b> No	<b>Land Lease:</b> No
<b>ViewYN:</b> No	<b>Lot Size Area:</b> 67.79 sq ft
<b>Open Parking:</b> No	

—

## Amenities & Features

<b>Utilities:</b> ElectricityAvailable, Propane, MunicipalUtilities, WaterAvailable	<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> SkiInSkiOut, SeeRemarks	

—

## Expenses, Fees & Taxes

<b>Association Fee:</b> \$2,845	<b>Tax Annual Amount:</b> \$8,221.32
<b>Tax Year:</b> 2024	



---

## Miscellaneous

**Association Fee Frequency:** Annually      **Community Features:** None  
**Current Use:** Agricultural,Residential,SingleFamily      **Exclusions:** No  
**Attribution Contact:** co.chris.becker@gmail.com

---

## Listing Information Courtesy of:

**Agent Name:** Amy Smits      **List Office Name:** eXp Realty LLC - Resort Experts

