



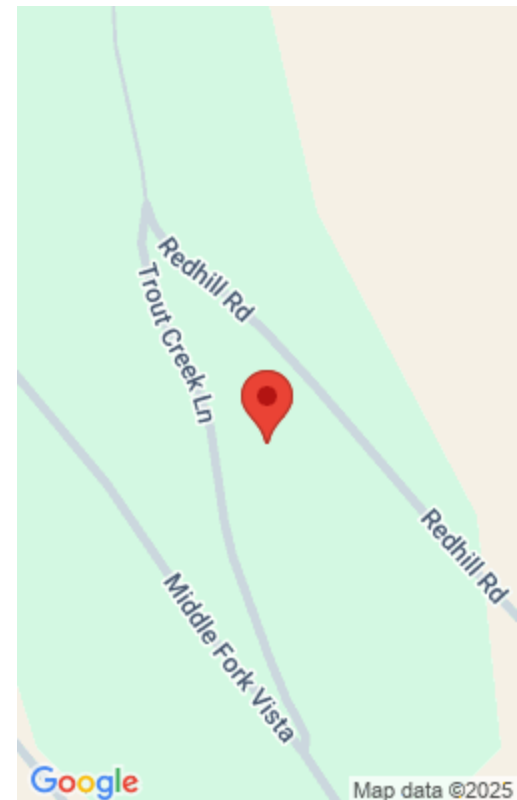
\$60,000

114 TROUT CREEK LN, FAIRPLAY, CO 80440, USA

<https://www.breckmtn.com>

Great 2-acre lot (#275) ready for building in beautiful Redhill Forest with tall pines and views. Soil Tests for Septic Plans completed and valued over \$5,000. Year round activities & private fishing rights on the Middlefork of the South Platte River. Easy access to community water tap and power is at the road. Less than...

- 0 baths
- Improved Land, Residential
- Land
- Active



Basics

Type: ImprovedLand, Residential

Category: Land

Bathrooms: 0 baths

MLS ID: S1062687

Date Added: 2025-09-22

Status: Active

Lot size, sq ft: 87120, 2 sq ft

OriginatingSystemName: SUMMIT

Lot Size Acres: 2 acres

Building Details

Water Source: CommunityCoop,SharedWell

Sewer: SepticNeeded

Subdivision Name: REDHILL FOREST FLG 1 AND 2, AND AL

Waterfront: No

Land Lease: No

Lot Size Area: 2 sq ft

Lot Features: SeeRemarks

View: Mountains,TreesWoods

Parcel Number: 35022

Heating: No

ViewYN: Yes

Open Parking: No

Amenities & Features

Utilities: ElectricityAvailable, Propane, MunicipalUtilities, PhoneAvailable, WaterAvailable

Spa: No

Pets Allowed: No

Lot Features: SeeRemarks

Fireplace: No

CoolingYN: No

PoolPrivateYN: No

Expenses, Fees & Taxes

Association Fee: \$1,250

Tax Annual Amount: \$447.36

Tax Year: 2022





Miscellaneous

Association Fee Frequency: Annually
Exclusions: No

Current Use: Residential,SeeRemarks
Attribution Contact: (970) 453-0550



Listing Information Courtesy of:

Agent Name: Scott Lindblom **List Office Name:** LIV Sotheby's I.R.

