



MLS 6753591 Lake Land

\$219,000

Description:

37 ACRES OF QDM LAND IN THE ERHARD HILLS Here's a rare opportunity to secure some of the best highly coveted "East Erhard Hills" hunting ground with over a 1,000 front feet of waterfront on an unnamed lake (56090800). The pictures speak for themselves; this land is crawling with Whitetail Deer and other numerous other game. As a hunting property, it checks all the boxes; edges, pinch points, browse, adjacent ag, bedding, water, elevation changes, Quality Deer Management practices, trails, stands, food plots, access, and a creek running through the middle to top off the array of varying habitat. This property also presents numerous outstanding sites for a new home build or hunting cabin. The land has a nice mix of dense understory, open understory, towering canopy, soft and hard woods, tall grasses, open meadow, pasture, low land ponds, and high vantage point rocky outcrops over looking an unnamed lake. Deer stands included. Call to book a hike today!

Additional Details:

Lot Acres	37.01
Lot Dimensions	Irregular
School District	548
Taxes	\$1,599
Taxes with Assessments	\$1,684
Tax Year	2025

Additional Features:

Driving Directions:

From Erhard, head east on Main St/Co Hwy 24 for 2 miles. Turn right onto 208th Ave. Property will be on the right.



Listed By:
RE/MAX Advantage Plus

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Call Affinity Real Estate

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