

Roaming Elk Ranch

333.00 Acres | La Plata County, CO | \$3,400,000



HAYDEN  OUTDOORS.

Roaming Elk Ranch

TOTAL ACRES:

333.00

PRICE:

\$3,400,000

COUNTY:

La Plata County

CLOSEST TOWN:

Bayfield, CO

Activities & Amenities:

ATV/Off Road
Borders Public Lands
Cattle/Ranch
Development Potential
Equestrian/Horse Property
Hiking/Climbing
Hunting - Big Game, Predator/Varmint & Turkey
Skiing/Snowmobiling/Snow Sports
Wooded
State Hunting Unit: 75

Land Details:

Address: 15098 CR 240, Bayfield,
Colorado 81122, USA
Closest Town: Bayfield
Total Acres: 333.00
Deeded Acres: 333.00
Elevation: 7650
Estimated Taxes: \$7,724.32 - 2024

About This Property

Welcome to "Roaming Elk Ranch" This 333 +/- acre ranch borders BLM land is located in Bayfield, CO, with an ideal location. Year round access off paved county road 240 with easy access to Bayfield and Durango, CO is only 20 minutes away. Big Meadows, Big Views, and abundant aspen groves make this a once in a lifetime property while offering fantastic hunting right on the ranch. Artesian water well already drilled.

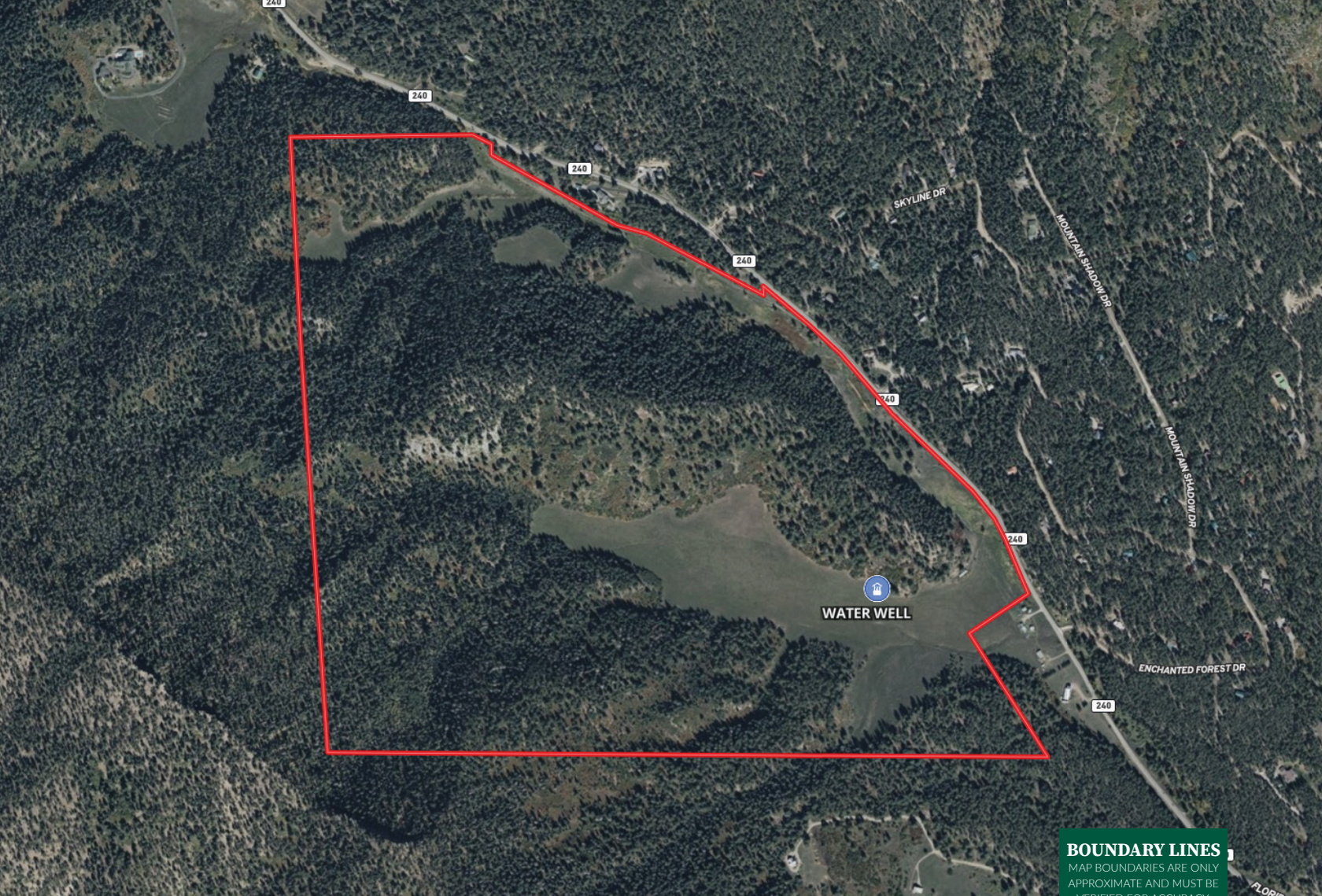
Land

The name "Roaming Elk Ranch" is about as perfect as you can get as this ranch is located in a valley that is a natural migratory route for Elk and Deer. They are absolutely everywhere on the ranch. The Ranch has big beautiful peaceful meadows surrounded by a dense forest all backing to BLM land with several groves of Aspen trees, and Gamble Oak, so you can imagine all the bright colors in the fall. There are several springs on the property and an Artesian water well already in place. The ranch offers several different building locations that would give you Snow Capped Mountain views overlooking lush green meadows and the Aspens. There is a feeling of peace and quiet on the ranch with all the Elk and Deer roaming around. The location is great, only 5/10 min to Bayfield and shopping and 20 min to Durango, with a new hospital and airport, Home Depot, Wal-Mart and over 130 +/- restaurants. Vallecito Reservoir is only 10 min away offering great fishing, boating and hiking with over 1.8M acres of National Forest. The ranch is located in BGU 75 and Colorado offers OTC elk tags on 2nd and 3rd rifle (always check regs) and the ranch does qualify for a land owner Mule Deer tag as well (a very covenant tag.) This is a legacy property that checks off a lot of boxes for great outdoors mountain living.



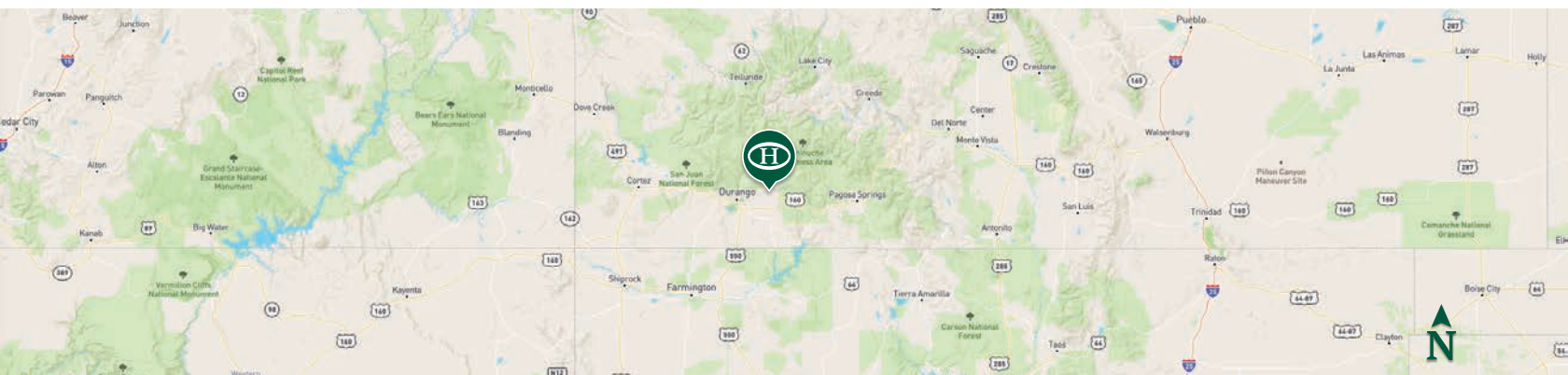
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BOUNDARY LINES
MAP BOUNDARIES ARE ONLY
APPROXIMATE AND MUST BE
VERIFIED FOR ACCURACY.

 Boundary



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