

Highway 34 Frontage Farm

50.78 Acres | Weld County, CO | \$580,000



HAYDEN  OUTDOORS.

Highway 34 Frontage Farm

TOTAL ACRES:

50.78

PRICE:

\$580,000

COUNTY:

Weld County

CLOSEST TOWN:

Kersey, CO

Activities & Amenities:

Development Potential
Farm/Crops/Ag
Income Producing
Irrigation

Land Details:

Address: TBD County Road 56,
Kersey, Colorado 80644, USA
Closest Town: Kersey
Total Acres: 50.78
Deeded Acres: 50.78
Estimated Taxes: \$394 - 2024

About This Property

Welcome to Highway 34 Frontage Farm – 50.78+/- acres with nearly 2,000 ft of Hwy 34 frontage. Tucked at the end of County Road 56, this spot offers easy access and tons of potential. Whether you're wanting to start a manageable family farm or add to your land portfolio, this property is ready for whatever the future owner has in mind.

Land

This property offers just over 50 acres of flat, productive farmland with excellent access to nearby towns, making it both convenient and versatile. It features a well-maintained internal road system that allows for easy access throughout the property. A domestic well is already in place, providing a solid foundation for a potential homesite. Historically, the current owner has rented water to irrigate the farm. Whether you're looking to farm the property yourself or lease it out, this land presents an exceptional opportunity with long-term potential.

History

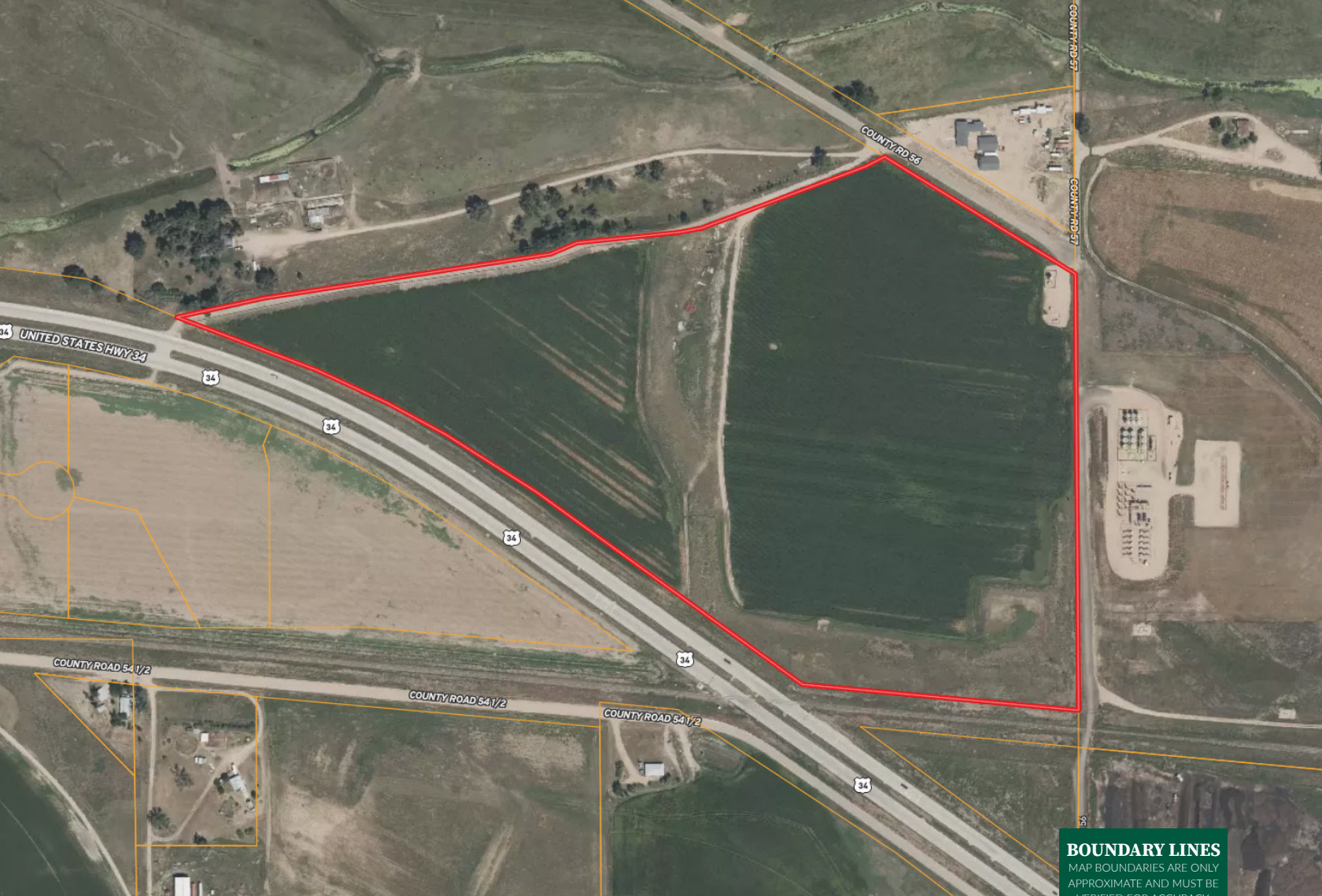
Kersey, Colorado is a small town with a history that goes back to the 1800s. It all started as a trading post called Fort Gerry, set up by an early settler named Elbridge Gerry along the South Platte River. Later on, when the railroad came through, a railroad official renamed the area "Kersey" after his mother's maiden name. Before that, it was simply known as Orr. The town was officially incorporated in 1908 and has always been rooted in farming and ranching.

Location

Kersey, Colorado is a small town located in northeastern Colorado, about 10 miles east of Greeley in Weld County. It sits near the South Platte River, surrounded by open farmland and prairie, which reflects its strong agricultural roots. The town is easily accessible via U.S. Highway 34 and is part of the larger Front Range region, offering a quiet, rural setting while still being within driving distance of bigger cities like Denver and Fort Collins.

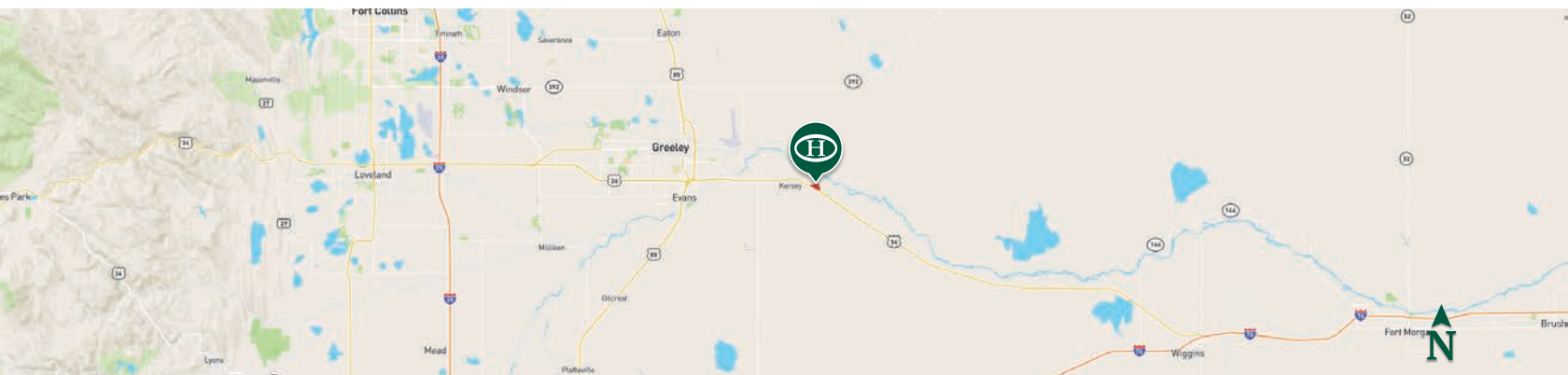
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 Boundary

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



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