

Jackrabbit Ranch

140.00 Acres | La Plata County, CO | \$449,000



HAYDEN  OUTDOORS.

Jackrabbit Ranch

TOTAL ACRES:

140.00

PRICE:

\$449,000

COUNTY:

La Plat County

CLOSEST TOWN:

Ignacio, CO

Activities & Amenities:

Equestrian/Horse Property
Hiking/Climbing
Hunting - Big Game
Hunting - Predator/Varmint
Hunting - Small Game
Solar
Wooded
State Hunting Unit: GMU 75

Land Details

Address: TBD CR 310, Ignacio,
Colorado 81137, USA
Subdivision: None
Closest Town: Ignacio
Total Acres: 140.00
Deeded Acres: 140.00
Zoning: Res/AG
Elevation: 6650
Vegetation: Pinon, Juniper & Sage
Estimated Taxes: \$3,055 - 2026
Source of lot size: Assessor/Tax Data
Electricity Provider: LPEA
Gas Provider: Propane
Water Provider: Water Well
View: Mountain, Scenic, Wooded

Property Summary

Discover 140 acres of scenic Southwest Colorado beauty with rolling terrain, mature pinon and juniper trees, and beautiful La Plata Mountain views. This private property offers mule deer and small game hunting, abundant wildlife, and endless opportunities for recreation or your dream retreat. With no covenants or conservation easement, you'll enjoy the freedom to build, ranch, hunt, or simply escape and enjoy the peace and privacy.

Land

Discover the freedom and beauty of Southwest Colorado on this private 140-acre property featuring rolling terrain, mature pinon and juniper trees, and beautiful views of the La Plata Mountains. The diverse landscape provides a perfect blend of open spaces and wooded areas, creating excellent habitat for deer, small game, and a variety of wildlife. Whether you're seeking a private hunting retreat, recreational getaway, future homesite, or investment property, this acreage offers many possibilities. With no covenants or conservation easement, you'll enjoy the flexibility to build, recreate, or develop according to your vision. The peaceful setting, expansive mountain vistas, and abundant wildlife create a true Southwest Colorado experience while offering privacy and room to explore. Spend your days hiking, ATV riding, hunting, or simply relaxing and taking in the wonderful scenery. This rare property combines natural beauty, recreational opportunities, and unrestricted use, making it an outstanding opportunity to own a remarkable piece of Colorado.





Recreation

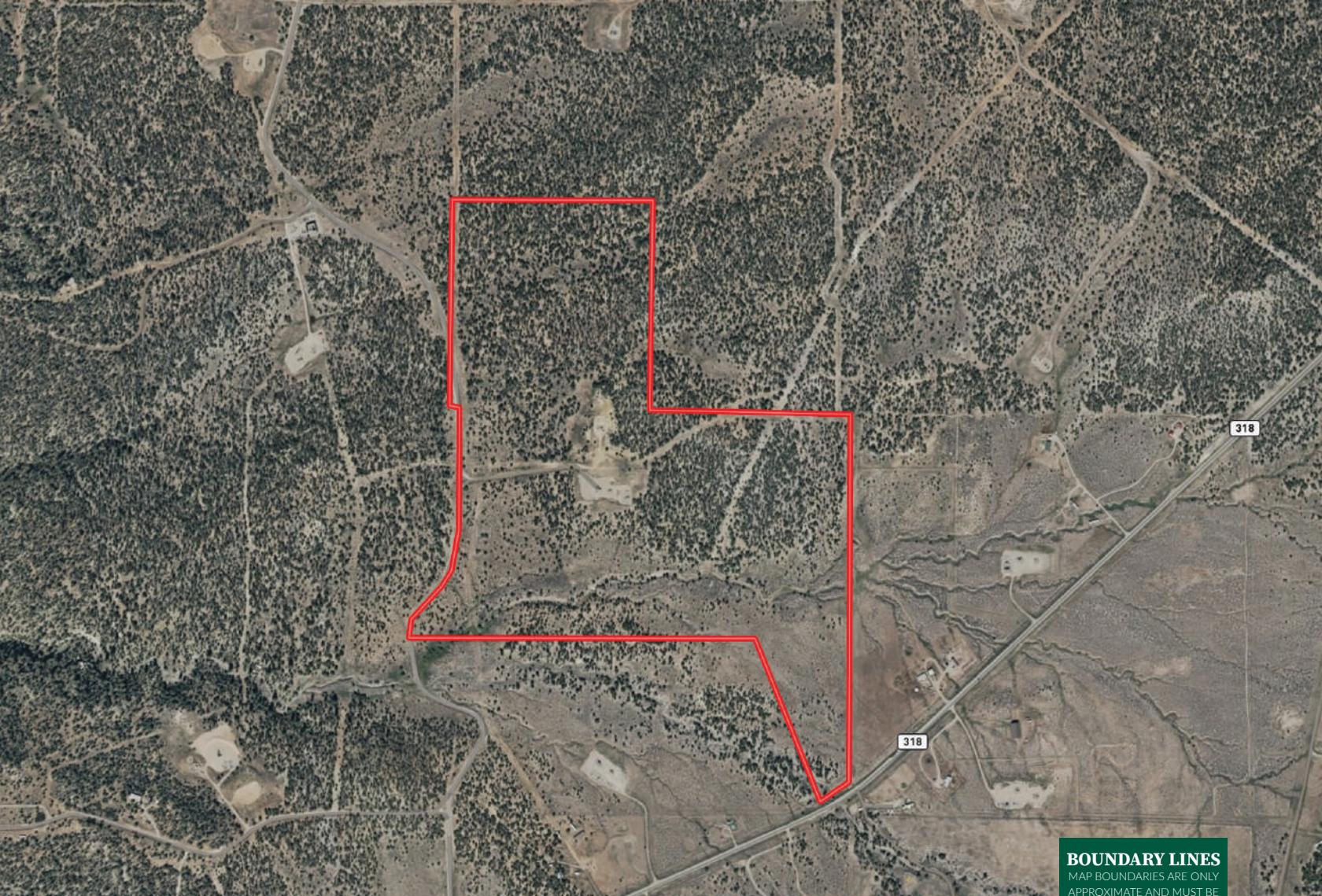
The expansive property is very suitable for use as a recreational property. There are a number of ATV trails and much more space to create more of your own to access all of the property. The property is also good for hunting mule deer, rabbits, coyotes and bobcats.

Region & Climate

Ignacio, Colorado offers a mild four-season climate with over 300 days of sunshine each year, making it ideal for year-round recreation and outdoor living. Surrounded by scenic mountain vistas, rolling ranchland, and nearby lakes and rivers, the area is known for its natural beauty and relaxed rural lifestyle. Residents enjoy easy access to hiking, fishing, boating, hunting, golf, and skiing, while Durango's shopping, dining, and regional airport are just a short drive away.

**All information provided is deemed reliable but is not guaranteed and should be independently verified. Hayden Outdoors and its affiliates makes no representation or warranties as to the accuracy, reliability, or completeness of the information, text, property boundaries, graphics links or other items contained in any website, print, or otherwise linked to or from this website. The sale offering is made subject to errors, omissions, change of price, prior sale or withdrawal without notice.*

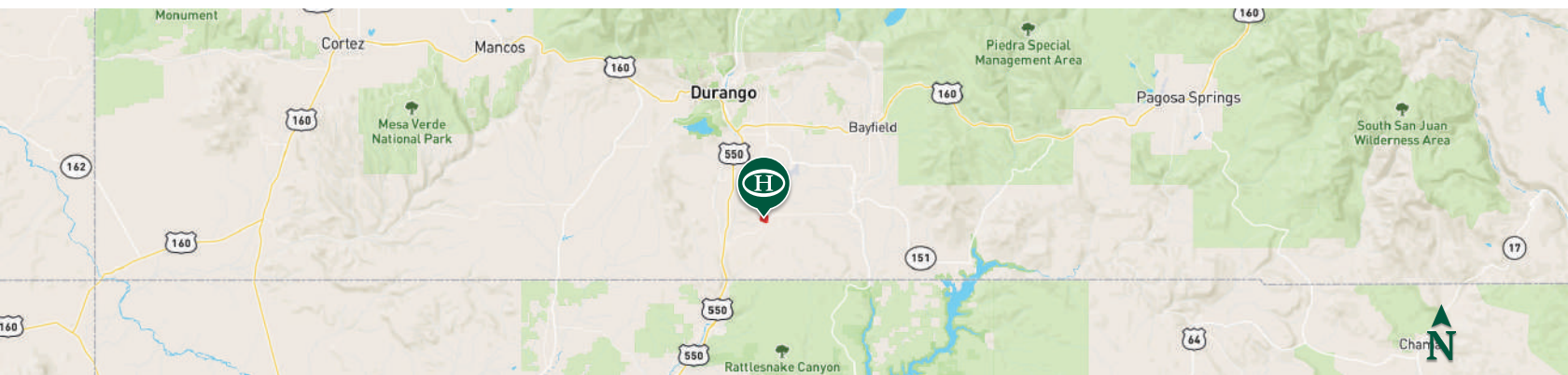




 Boundary

BOUNDARY LINES

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



HAYDEN OUTDOORS.

FARM, RANCH & RECREATIONAL REAL ESTATE



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