

REALTEC LISTING
FOR SALE

★
SITE

*14.88 Acres,
Vacant Land Available*

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HOME STATE MLD, CR 18 & CR 3E
JOHNSTOWN, COLORADO

SALE PRICE: \$150,000

AVAILABLE: 14.88 acres

PRICE/SF: \$0.23/SF or \$10,100/acre

FEATURES:

- Located approximately 1 1/2 miles east of I-25 and 1 mile south of Hwy 34
- "FA" zoning permits a residential dwelling, barns, workshops; horses permitted
- Subdivision possible with annexation into Johnstown - water and sewer would then be available
- Close to I-25 with excellent access east to Greeley
- Utilities to the site: gas, electric, water, telephone
- Taxes: \$1,204.26 estimated

Michael Ehler, CCIM, MAI

970.229.9900

mehler@realtec.com

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400 E. Horsetooth, Suite 100 • Fort Collins, CO 80525 • Ph: 970.229.9900 Fax: 970.282.1080

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