

# LAND

# FOR SALE

Huerfano County, CO

**40**  
+/- ACRES

Broker- Jacob Hart: Lic# MN-40438432 IA-B635461000 WI- 58203-90 MO-2022039556 CO-ER100093474 Phone# 507-259-1065

SCAN FOR MORE INFO



**KYLE LOPEZ**  
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**HIGH POINT**  
**LAND COMPANY**

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# Summary of Property

## 40+/- Acres • Huerfano County, CO

**Listing Price: \$405,000**

### DESCRIPTION

Nestled in the heart of Walsenburg, Colorado, this expansive 40-acre property offers a unique blend of natural beauty and modern convenience. Featuring two well-maintained homes, this idyllic retreat is perfect for those seeking tranquility and a connection to nature.

**Property Address:** 1920 County Rd 510, Walsenburg, CO 81089

### Property Features:

- **Two Homes:** The property includes two charming residences, each providing comfort and privacy. Perfect for extended family living, rental opportunities, or a guest house.
- **Natural Water Features:** A seasonal pond and creek run through the property, adding to the picturesque landscape and offering a serene spot for relaxation or recreation.
- **No HOA or Covenants:** Enjoy the freedom to use and develop your land as you see fit, with no homeowners association or restrictive covenants to limit your vision.
- **Abundant Wildlife:** Experience the thrill of abundant wildlife, including deer, elk, and various bird species, making it a haven for nature lovers and outdoor enthusiasts.
- **Scenic Views:** The land boasts stunning panoramic views of the surrounding mountains and open plains, providing a breathtaking backdrop for your daily life.

This 40-acre gem in Walsenburg is a rare find, offering ample space, natural beauty, and versatile living options. Whether you're looking for a peaceful retreat, a family compound, or an investment opportunity, this property promises endless possibilities.

**Driving Directions:** From Walsenburg head West on Highway 160 approximately 7 miles then turn right onto county road 510. Travel on county road 510 for approximately 2 miles and property is on the right hand side.

75,000  
ACRES SOLD

# Property Photos



75,000  
ACRES SOLD

# Property Photos



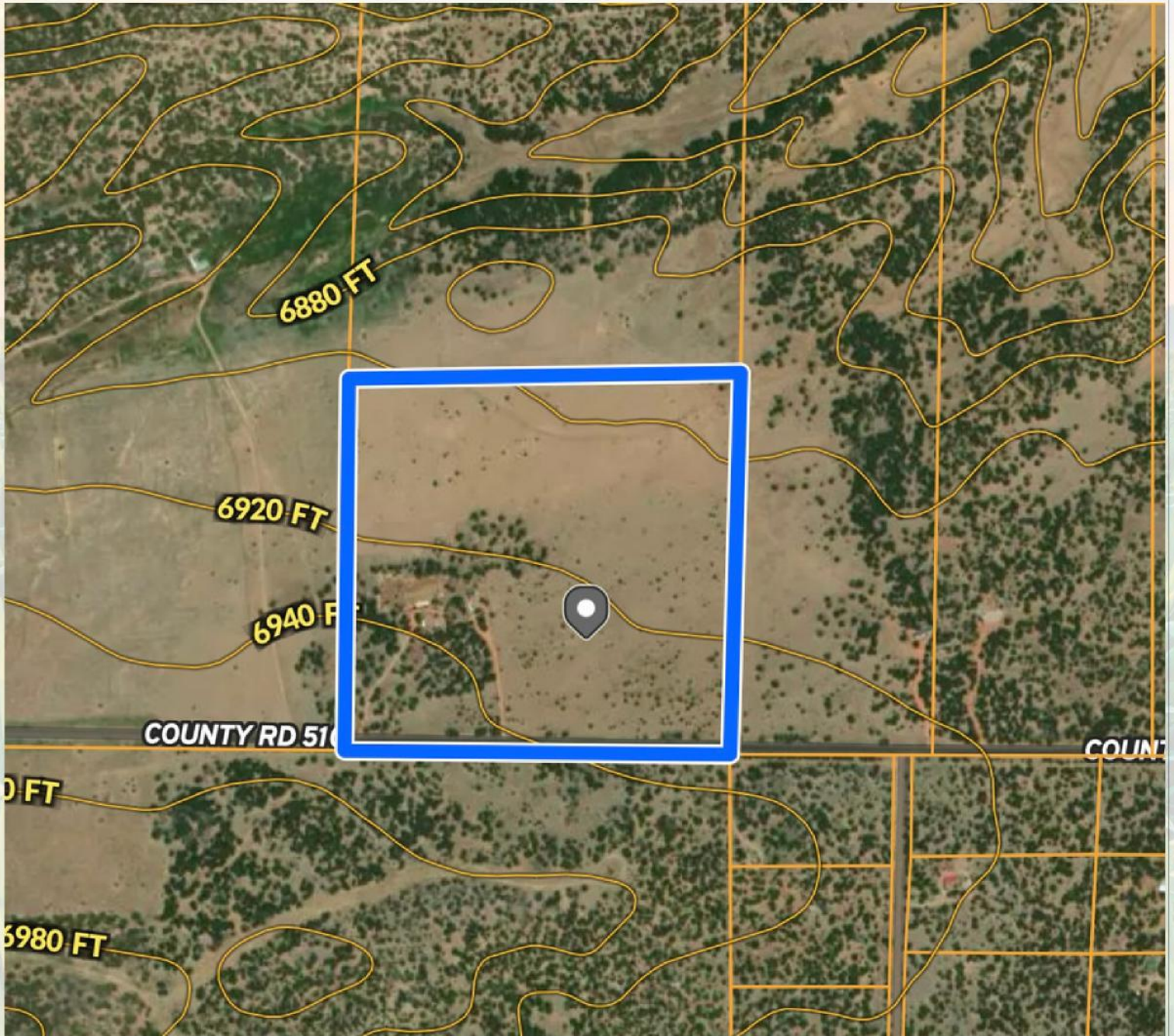
75,000  
ACRES SOLD

# Property Photos



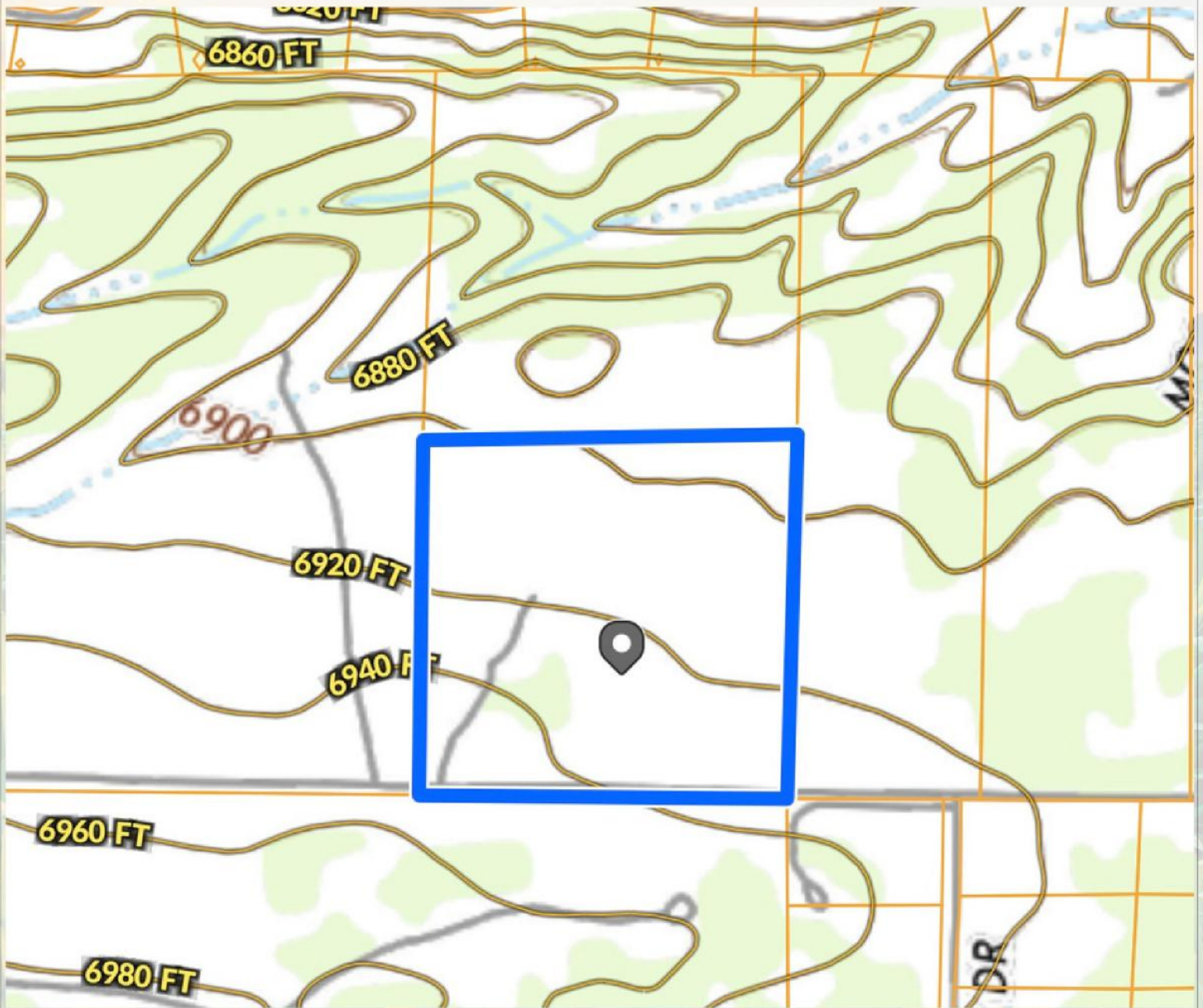
75,000  
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# Aerial View



75,000  
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# Topo Map



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